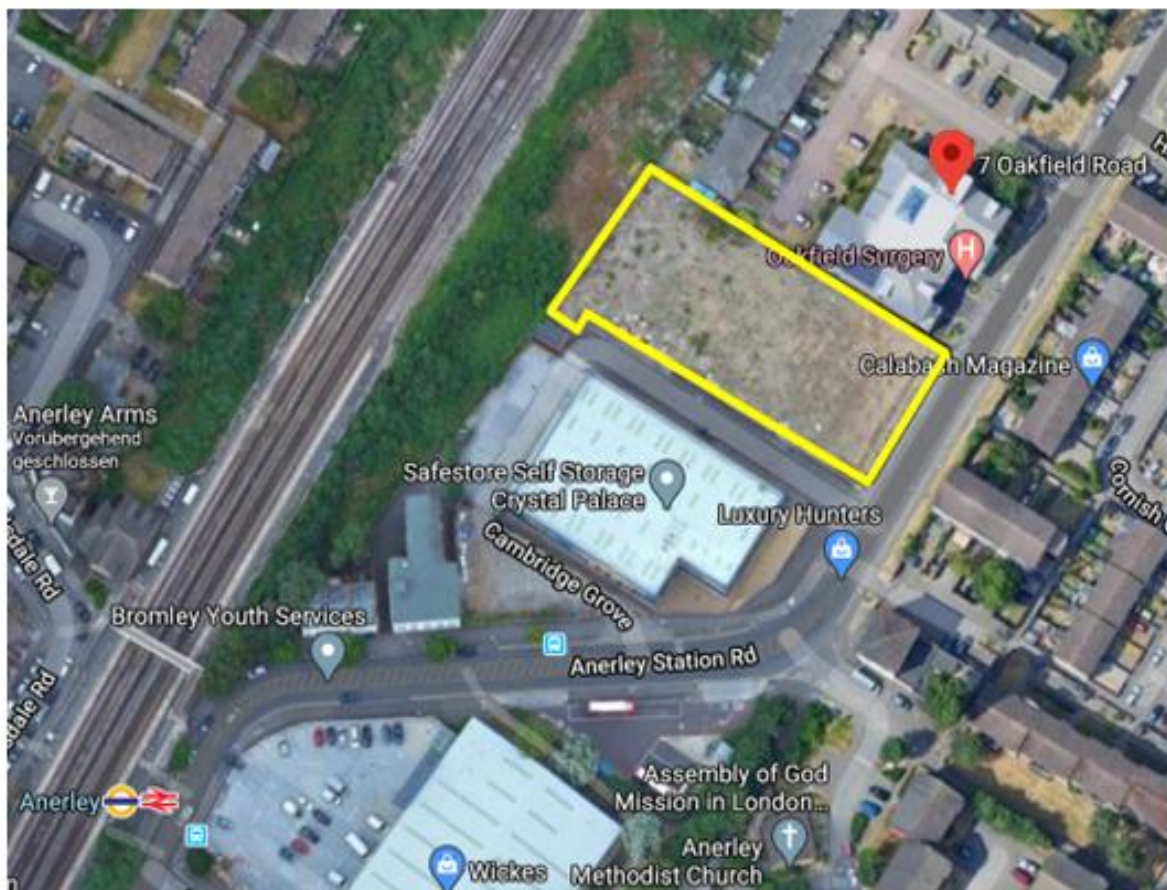




FOR SALE



LAND AT 7-15 OAKFIELD ROAD, PENGE CRYSTAL PALACE, SE20 8QA

Positive Pre-application for the development of the land and residential development comprising 22 flats (a mixture of 1 & 2 beds) in a three-storey L shaped apartment block fronting Oakfield Road and 6, two-storey, 3 bed terraced houses.

Site Area: 0.66 Acre

Location

Penge is located in South East London within the London Borough of Bromley in the County of Surrey.

Penge is located 3.5 miles west of Bromley, 3.7 miles northeast of Croyden and 7.1 miles southeast of Charing Cross. Crystal Palace is approximately 1.9 miles to the west.

Situation

The site is in a prominent main road location towards the southern end of Oakfield Road close to its junction with Annerley Station Road and Cambridge Grove.

The site is less than ½ mile from Anerley & Penge West Train Stations and within 250m of the Anerley Station Road bus terminus.

Description

The site provides a level rectangular cleared site between a medical centre and a 3 storey Self Storage Facility close to the residential dwellings.

Site Area

We understand the property provides a total site area of 0.66 acre.

Tenure

We understand the property is held on a freehold title with full vacant possession upon completion.

Further details are available upon request.

Price

Offers are invited on an unconditional basis.

Proposed Development

We have received a positive pre-application response from Bromley (The London Borough) for the development of the land for residential development comprising 22 flats (a mixture of 1 & 2 beds) in a 3 storey L shaped apartment block fronting Oakfield Road and 6 two storey 3 bed terraced houses. Further details on request.

Additional Notes

Please note there is a sewer/ drain that crosses a section of the site. Further details upon request.

Rating

We understand the property is not listed with the rating list and so no rates are payable on the property.

VAT

We understand no VAT will be chargeable on the purchase price.

Money Laundering

Regulations require identification checks for all parties before purchasing a property.

Before progressing a purchase we will require both proof of identity and proof of funding.

Legal Costs

Each party is to pay their own legal costs.

Viewing/Further Information

Please contact the sole selling agents:

Montpellier Property Consultants Ltd

10 Montpellier Street,
Harrogate
HG1 2TQ.

Contact: Peter Rawnsley (01423) 547912
General Enquiries: (01423) 547313

Date: May 2026

Ref: MPC150-741