



198 Harrington Road | | London | SE25 4NE

£2,850



STRETTONS

## Key features

- Available Now
- 2 Modern Bathrooms
- 4 Spacious Bedrooms
- Gated Private Development
- Off-Street Allocated Parking
- Fully Equipped Kitchen
- Underfloor Heating On Ground Floor
- Private Garden With Patio
- Close To Transport Links

## Description

Perfect for families or sharers alike these houses are set within a stunning development on a new private road. A gorgeous 4 bedroom living space that unfolds over 3 floors creating a perfect balance for entertaining, relaxing and comfort.

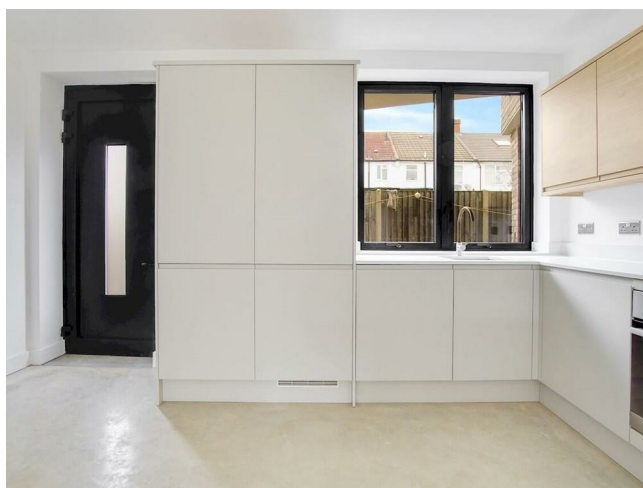
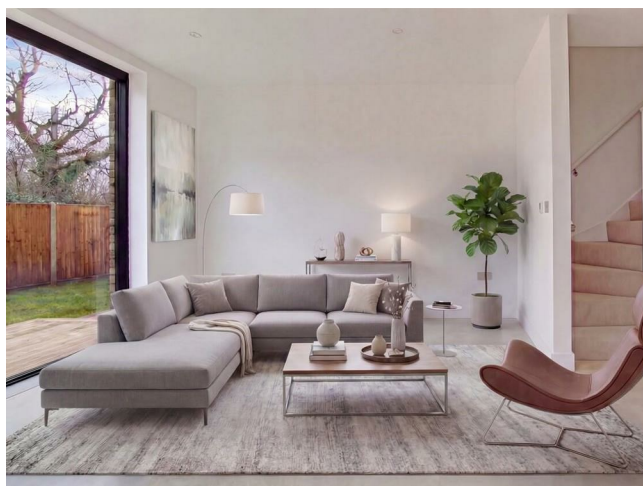
A thoughtful design built to consider and preserve the surrounding neighbourhood with a discrete location nestled just off Harrington Road these homes have secured A rating for energy performance incorporating solar panels for reduced electricity costs. This striking row of contemporary architecture seems ideal for today's style of living. The ground floor entrance opens onto a fully fitted kitchen in two tone off white & oak veneer cabinetry with granite worktops & breakfast bar, integrated appliances including AEG hob & oven, fridge freezer, washing machine and dryer. Not forgetting the elegant ground floor cloakroom off to the side.

Under floor heating powers the entire lower level beneath polished concrete flooring. There's a generous reception room with space for dining, full height floor to ceiling double glazed patio doors providing lots of light and your entrance to the rear private garden.

The staircase takes you to the first floor where you're greeted by 2 double bedrooms and a family bathroom. The spacious bedrooms enjoy sumptuous carpets, near full height windows and chic vertical gas centrally heated radiators whilst the stylish bathroom is fully tiled including floating wc, washbasin, matt black taps, thermostatic shower & towel radiator. The top floor further impresses with yet 2 more double bedrooms and a fully equipped shower room boasting brushed stainless steel fittings.

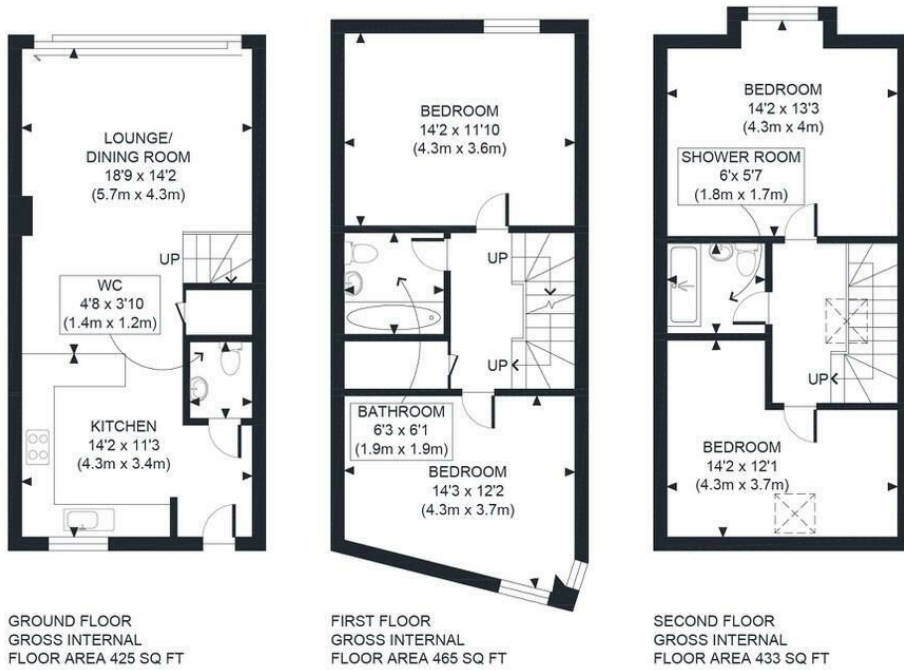
Allocated & visitor parking caters to all and there's ample shopping, parks, eateries & watering holes nearby as well as easy access to Harrington Road tram, Norwood Junction and Elmers End

## Directions

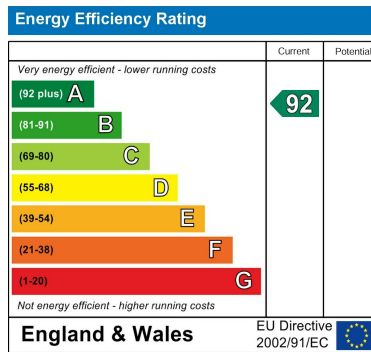




# Floor plans



<b>APPROX. GROSS INTERNAL FLOOR AREA 1323 SQ FT / 122 SQM</b>		harrington rd	
Disclaimer: Floor plan measurements are approximate and are for illustrative purposes only.			
While we do not doubt the floor plan accuracy and completeness, you or your advisors should conduct a careful, independent investigation of the property in respect of monetary valuation			
date	30/01/26		
<b>photoplan</b>			



**Council Tax Band New Build    EPC Rating A**



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