



Woodland Road, SE19 | £400,000

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In General

- Two double bedrooms
- Light and bright apartment
- Low maintenance private garden
- Close to Gipsy Hill station
- Central location

In Detail

Nestled on Woodland Road in the vibrant Crystal Palace, this charming flat offers a delightful blend of comfort and convenience. With two well-proportioned bedrooms, this property is perfect for small families, couples, or individuals seeking an immediately comfortable and enjoyable home.

The flat boasts a spacious reception room that provides an inviting atmosphere for relaxation and entertaining. The well-equipped separate kitchen is designed to meet all your culinary needs. The living space is bathed in natural light, thanks to the sliding patio doors and the property offers double glazing throughout, ensuring a warm and bright environment all year round.

One of the standout features of this property is the large private garden, a rare find in London. This outdoor space is ideal for enjoying sunny days, hosting gatherings, or simply unwinding in a tranquil setting.

The location is exceptionally convenient, moments from the bustling Triangle with a variety of independent shops, bars and restaurants. Also, ease of access to Crystal Palace and Gipsy Hill rail links (into London Victoria and London Bridge), as well as Crystal Palace Park. This makes daily life easy and enjoyable, whether you are commuting to work or seeking leisure activities.

This property presents an excellent opportunity for those looking to embrace city living while enjoying the comforts of home. With its appealing features and prime location, it is a property not to be missed.

EPC: C | Council Tax Band: C | Lease: 121 Years remaining | SC: £900 PA | GR: £250 PA | BI: Incl. in SC



Floorplan

Woodland Road, SE19

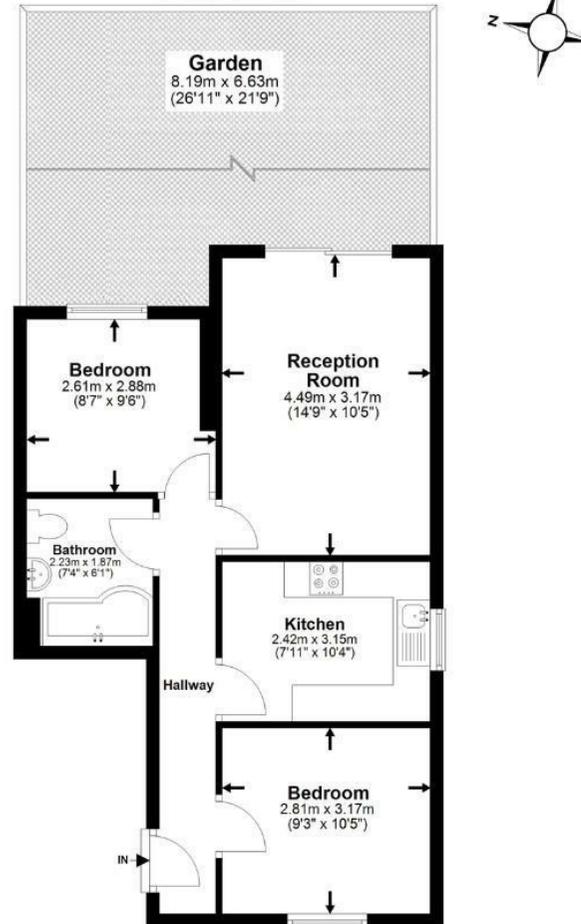
Total* = 49.9 sq m / 536.6 sq ft

Ground Floor = 49.9 sq m / 536.6 sq ft

☐ = Reduced head room below 1.5m

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Ground Floor



*All measurements are approximate and do not include eaves space. The plans are for representation purposes only as defined by RICS - 'Code of Measurement Practice'. The plans are not to scale. Please personally check all sizes, dimensions, shapes and compass bearings before making any decisions reliant upon them. Copyright The Pedder Group © 2026.

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
102 plus) A			
(61-91) B			
(49-60) C			
(35-48) D			
(29-34) E			
(21-28) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

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