



Hermitage Road, SE19 | Guide Price £425,000

020 8702 9333

crystalpalace@pedderproperty.com

pedder
We live local



In General

- Two bedroom first floor conversion
- No onward chain
- A share of the freehold
- Private basement room
- Characterful features
- Excellent condition
- Modern kitchen and shower room
- Residents off street parking
- Managed by residents association

In Detail

Guide price £425,000 - £450,000

A fresh and vibrant two double bedroom first floor apartment forming an attractive Victorian villa in Crystal Palace.

The accommodation is exceptionally well presented and has been upgraded in recent years to offer an immediately enjoyable new home. Characterful features such as marble-surround fireplaces, solid wood flooring and high ceilings provide charm, whilst a 16ft reception room with a large light-filled shuttered bay window is the ideal place to relax at the end of the day. The kitchen is separate from the main living space and is finished with white high gloss cabinetry, integrated appliances, and granite surfaces. Both bedrooms are of a double proportion and have original sash windows. The shower room has been modernised to include contemporary herringbone tiling and matt black fittings.

Externally there is residents off street parking and a large private basement room. A share of the freehold and no onward chain complete the package.

Hermitage Road is a popular residential location nearby a large green which is popular with joggers and dog walkers. There is also ease of access to the bustling Triangle at the centre of town with many independent shopping and leisure options.

EPC: C | Council Tax Band: C | Lease: 89 Years remaining | SC: £960pa inc. sinking fund | BI: Included in SC

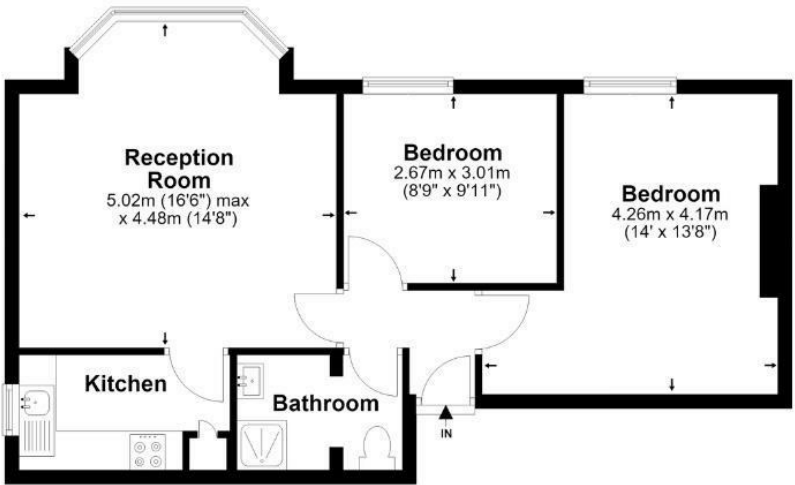


Floorplan

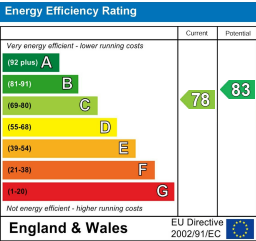
Hermitage Road, SE19
Total* = 53.5 sq. m / 575.8 sq. ft
First Floor = 53.5 sq. m / 575.8 sq. ft
□ = Reduced head room below 1.5m



First Floor
Approx. 53.5 sq. metres (575.8 sq. feet)



*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.



Pedder Property Ltd trading as Pedder for themselves and for the vendor/landlord of this property whose agents they are, give notice that (1) these particulars do not constitute any part of an offer or contract, (2) all statements contained within these particulars are made without responsibility on the part of Pedder or the vendor/landlord, (3) whilst made in good faith, none of the statements contained within these particulars are to be relied upon as a statement of representation or fact, (4) any intending purchaser/tenant must satisfy him/herself by inspection or otherwise as to the correctness of each of the statements contained within these particulars, (5) the vendor/landlord does not make or give either Pedder or any person in their employment any authority to make or give representation or warranty whatsoever in relation to this property.