



Crystal Palace Road, SE22 | Offers In Excess Of
£750,000

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In General

- Three bedroom
- Split-level period conversion
- Private section of garden
- Over 900 Sq Ft
- Excellent condition throughout
- Share of Freehold

In Detail

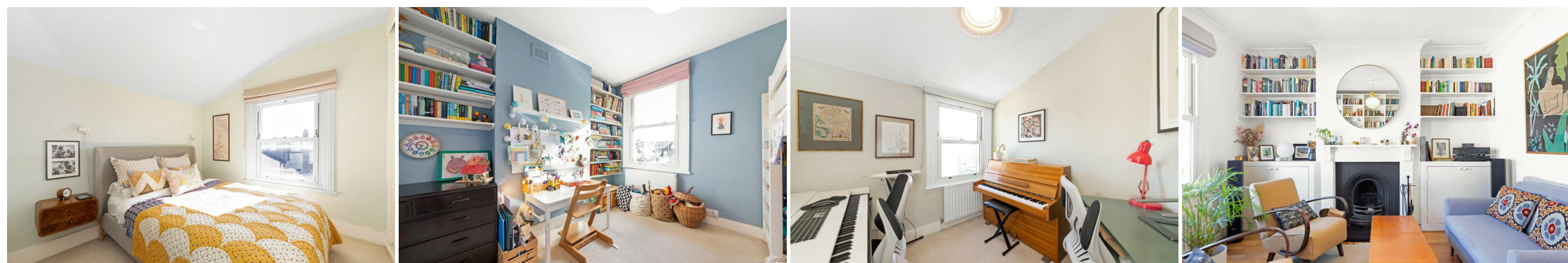
Stunning, spacious and beautifully-bright split-level period conversion with a private section of garden on this desirable residential road in the heart of East Dulwich.

Crystal Palace Road is enviably-located for the independent shops, bars, restaurants and coffee shops of Lordship Lane and North Cross Road as well as the gorgeous parks and green spaces nearby. There are a host of primary, secondary and private schools nearby. There are strong transport links into The City and West End from East Dulwich station (0.6 miles) and Peckham Rye station (1.1 miles) as well as bus/cycle routes through the neighbouring Dulwich Village, Herne Hill and Denmark Hill.

Boasting over 910 Sq Ft of internal space - the property has been lovingly modernised and maintained by the current owners who are upsizing nearby. There is a 16x12 ft reception room, a gorgeous 14-ft eat-in kitchen and a modern family bathroom. There are two comfortable double-bedrooms - including the 14x10 principal bedroom - as well as an additional single/study at the top of the property.

Access to the 22-ft private section of garden is through the locked side-gate - and there is also access to the loft; with potential to further extend (STPP).

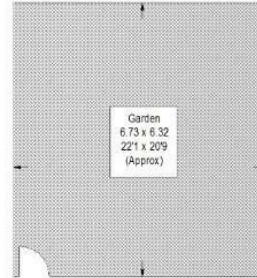
EPC: D | Council Tax Band: C | Lease: 987 years remaining | SC: Ad hoc | GR: £0 | BI: Ad hoc



Floorplan

Crystal Palace Road, SE22

Approximate Gross Internal Area
84.6 sq m / 911 sq ft

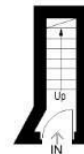


Ground Floor

(Not Shown in Actual Location / Orientation)



Second Floor



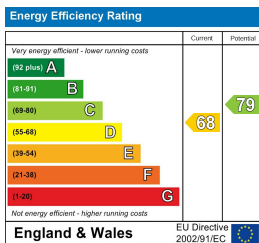
Ground Floor



First Floor

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These plans are for representation purposes only as defined by RICS - Code of Measuring Practice. Not drawn to Scale. Windows and door openings are approximate. Please check all dimensions, shapes and compass bearings before making any decisions reliant upon them.



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