



Venner Road, SE26 | Guide Price £450,000

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In General

- Superb split level apartment
- Light, bright accomodation
- Reception of 18'8ft
- Kitchen / breakfast room
- Two bedrooms
- Bathroom
- West facing private section of garden
- Excellent transport links
- No onward chain

In Detail

Guide price £450,000 - £475,000

A superb, wonderfully spacious, two bed split level apartment with a private section of garden, located on the highly sought after Venner Road.

This charming property is within easy reach of local shops, coffee shops, restaurants, and green spaces, while Sydenham Overground provides excellent connections to Canada Water, the Jubilee line, Shoreditch High Street, and Clapham Junction.

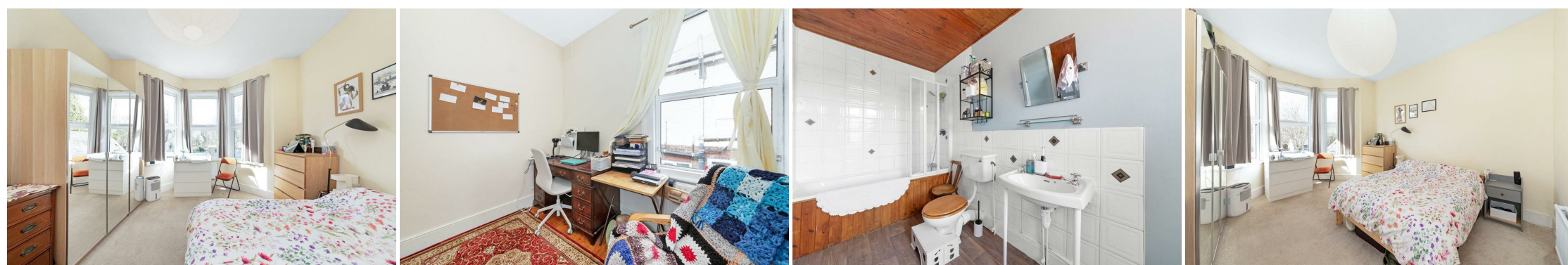
Arranged across the first floor, this apartment offers generous proportions totalling approximately 928 sq ft. The East facing reception room, measuring 18'8 x 12'3 ft features high ceilings, a feature fireplace, and large sash windows that fill the space with natural light. There is ample space for both a comfortable lounge area and a dining setup, perfect for everyday living and entertaining guests. The kitchen / breakfast room is also spacious, fitted with plenty of storage and worktops and offers plenty of room for a dining table to host a family lunch or entertain guests.

Both bedrooms are well proportioned, offering space for beds, and or additional furniture / desk space. The flat also benefits from excellent storage including a sizeable loft space.

Externally, the property includes a West facing private section of garden, ideal for relaxing or entertaining.

Venner Road is a popular residential street, providing a peaceful setting while keeping you close to Sydenham's vibrant high street and several nearby parks, including Mayow Park, Wells Park and Crystal Palace Park, perfect for weekend walks or outdoor activities.

EPC: D | Council Tax Band: C | Lease: TBC Years remaining | SC: TBC | GR: TBC | BI: TBC

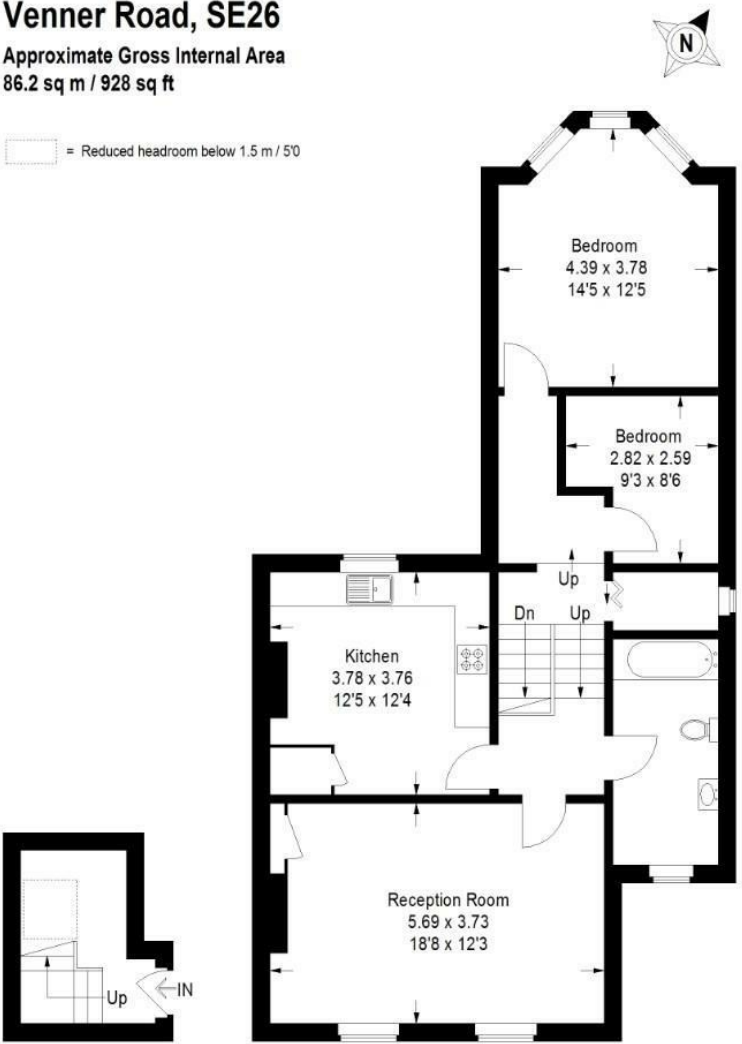


Floorplan

Venner Road, SE26

Approximate Gross Internal Area
86.2 sq m / 928 sq ft

 = Reduced headroom below 1.5 m / 5'0"

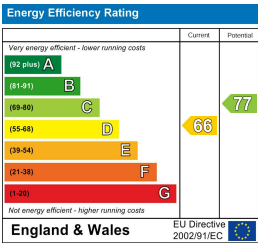


Ground Floor

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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