



Allenby Road, SE23 | Guide Price £1,500,000

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In General

- Offered chain free
- Five bedroom family detached home
- Two bathrooms with a separate WC
- Charming period features
- Beautiful front and rear garden
- Two double reception rooms
- An abundance of natural light
- Study and utility room
- Close to local amenities
- Excellent transport links

In Detail

Set on the highly sought-after Allenby Road, one of Forest Hill's most prestigious streets, this exceptional five-bedroom, double-fronted detached family home is for sale with beautifully maintained front and rear gardens. Offered chain free.

Extending to an impressive 2,480 sq ft of internal accommodation, the home has been thoughtfully designed to offer bright, versatile and elegant living spaces throughout. The property comprises five generous double bedrooms, two of which benefit from built-in wardrobes, alongside two well-appointed bathrooms and a separate WC.

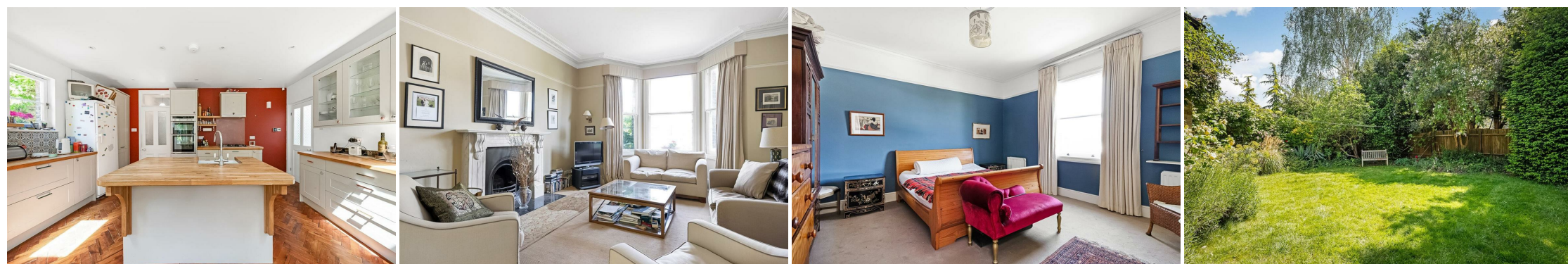
The ground floor is particularly well suited to both family life and entertaining, featuring two substantial reception rooms flooded with natural light, a separate dining room, a dedicated study ideal for home working, and a spacious kitchen centred around a stylish island, perfect for everyday living and hosting guests alike.

Further benefits include a large cellar, a garden studio which can be used as a home office, an abundance of beautifully preserved period features, excellent natural light throughout, and further potential to extend, subject to the necessary planning permissions (STPP).

Ideally positioned, the property is approximately 0.8 miles from Forest Hill station, providing excellent transport links to London Bridge, Victoria, Canada Water, Canary Wharf, Shoreditch, Whitechapel, Highbury & Islington and many other destinations across London. The house is also conveniently located for a wide range of local amenities, including outstanding schools, parks, restaurants, supermarkets, coffee shops, cafés and gastropubs.

Viewings are highly recommended. Contact the Pedder Forest Hill sales team today to arrange a viewing.

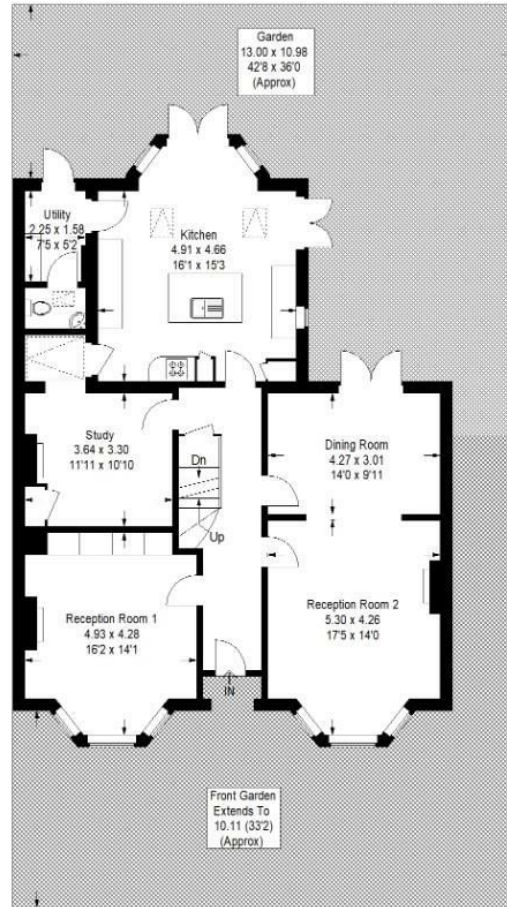
EPC: E | Council Tax Band: G



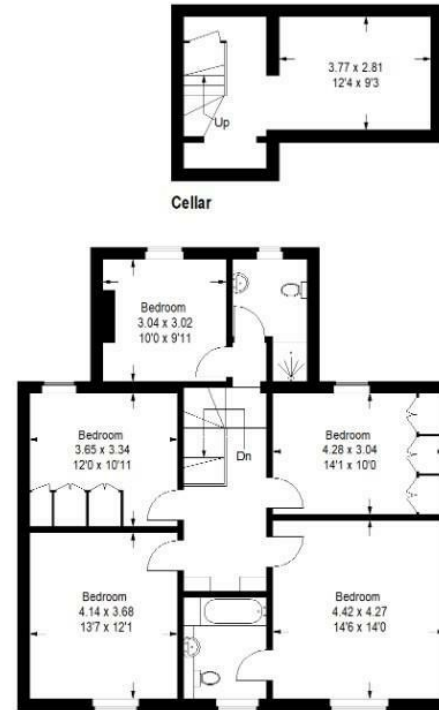
Floorplan

Allenby Road, SE23

Approximate Gross Internal Area
230.4 sq m / 2480 sq ft



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.

Energy Efficiency Rating	
Very energy efficient - lower running costs	Current
102 plus) A	68
81-101) B	
69-80) C	
55-68) D	
39-54) E	
21-38) F	
1-20) G	
Not energy efficient - higher running costs	
47	
EU Directive 2002/91/EC	
England & Wales	

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