



ASKING PRICE

£1,175,000

Brayards Road

London, SE15 2BQ

**GARETH
JAMES**

PROPERTY SUMMARY

A beautifully renovated end-of-terrace Victorian home, thoughtfully updated to combine timeless period charm with contemporary style. Offering three generous double bedrooms, a spacious double reception room and a large, wonderfully sunny rear garden, this elegant home is both stylish and practical.

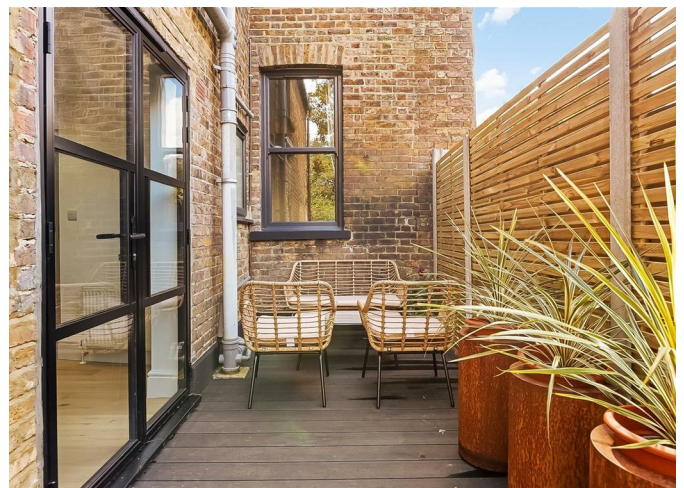
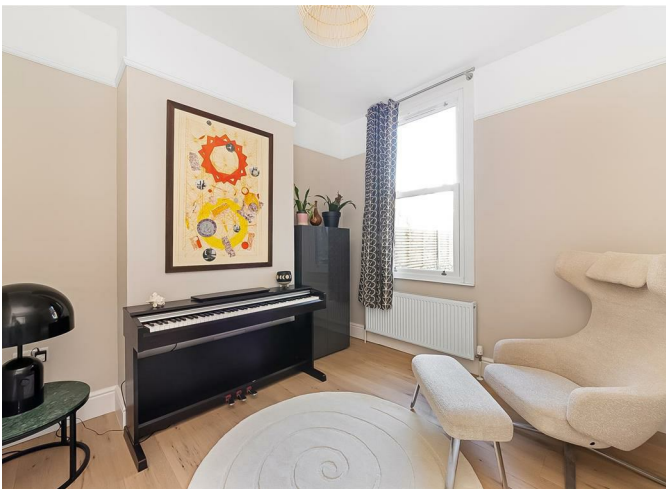
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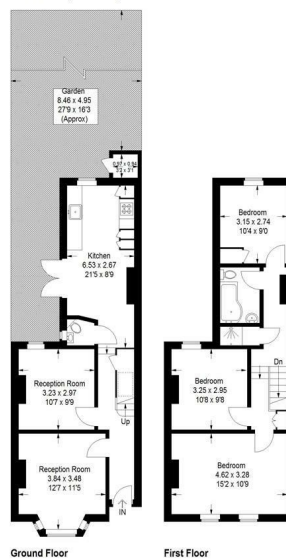
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Brayards Road, SE15
 Approximate Gross Internal Area
 98.3 sq m / 1068 sq ft
 External Store = 1.0 sq m / 11 sq ft
 Total = 99.3 sq m / 1069 sq ft



Ground Floor **First Floor**
 - Bedroom below 1.5m x 90cm
 This plan is for layout guidance only. Not drawn to scale unless stated.
 Windows and door openings are approximate. Whilst every care is
 taken in the preparation of this plan, please check all dimensions,
 shapes and compass bearings before making any decisions reliant
 upon them. (D1335976)

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2

1

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

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements

GARETH

JAMES

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