



Sotlej Road, SE7

£725,000

Having been well maintained by the current owners and ready to move into, this naturally bright semi detached three bedroom house has potential to extend via loft and to the rear (STPP). With an eye for design, the right buyer will land an exciting opportunity to create an outstanding, contemporary, family home.

Sotlej Road is perfectly placed for Charlton station with frequent rail links into the city. The green open spaces of Charlton Park is within easy reach as are the array of independent shops and restaurants of Charlton Village and Shooters Hill Road.

Features

- Semi Detached House
- Openplan Living
- Three Bedrooms
- Good Size Private Garden
- Extension Potential STPP
- Quiet Residential Road



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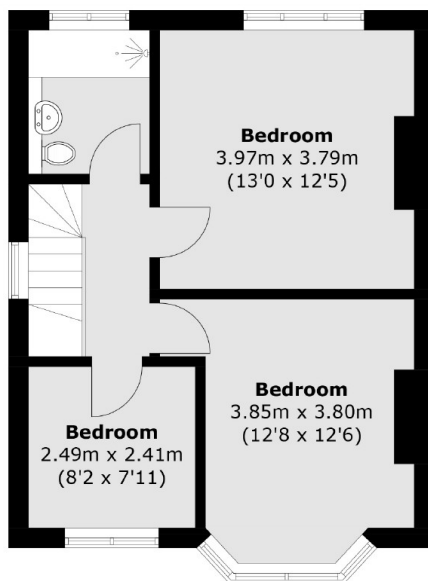
With a degree of privacy afforded by way of a deep front garden with off street parking for two cars, the ground floor of this property comprises front reception with generous bay window and log burner, rear dining room with french windows opening to the garden and a galley style kitchen which have all been opened up to create one large entertaining space and finished with modern laminated flooring.

Of considerable additional interest is its large landscaped south-facing garden, which has a wonderful open feel and receives day long sunshine. With two distinct entertaining area including a paved patio and large lawn area with summer house, a garden of this size provides an ideal site for rear extension and a studio/home office to be built at the rear too.

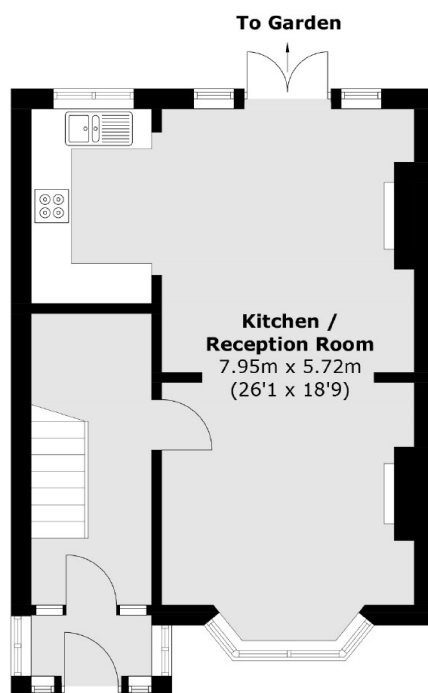
On the first floor are three bedrooms and a stylish family shower room/WC with large walk-in shower. There is a large loft space with ample precedent on the street, for conversion of these spaces to create a whole new top floor.



Sutlej Road, London, SE7



First Floor



Ground Floor

Total area (approx.): 89.5 sq. m (963.3 sq. ft)