



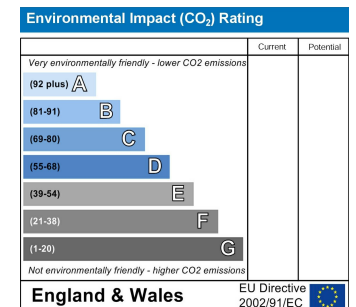
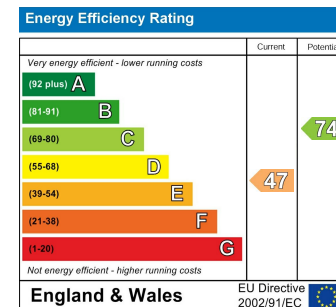
**HUNTERS<sup>®</sup>**  
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Oswyth Road, London, SE5 | Asking Price £850,000  
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- Freehold House
- Set Over Three Floors
- Additional Basement Storage
- Three Bedrooms
- Two Bathrooms



Three bedroom house on Oswyth Road, set over 3 floors and a basement, two bathrooms close to Lucas park and a South facing garden!

On the ground floor you'll find a double reception room divided by large doors that allow the space to open, creating a flowing and spacious area. The living room is a generous size and has bay windows offering plenty of natural light, the dining room is also of a very good size and has direct access to the garden. There is also a kitchen that has white handless wall and base units, metro tiled splash back and an integrated oven and hob, you can also access the garden from the kitchen by large sliding patio doors that bring plenty of light into the kitchen. At the rear is a modern shower room with WC and sink and large white wall tiles and contrasting grey floor tiling. On the first floor are three double bedrooms, the master bedroom being of a very generous size spanning the width of the house. The top floor has a large shower room also with a WC and sink. The South facing private garden to the rear of the house is looking for a green thumb and some TLC. The property further benefits from a cellar for additional storage.

Oswyth Road is very popular for families and is located on the toast rack, some of Camberwell's most premier roads. The property is 0.2 miles away from Lucas Gardens, a lovely public park. Denmark Hill station is 0.5km away providing a fast service to Victoria as well as direct Thameslink services via Farringdon to King's Cross and the Windrush Line. Peckham Rye station is also 0.6km away with fast trains to London Bridge.

Tenure: Freehold  
Council Tax band: E  
Authority: London Borough of Southwark  
Construction: Standard construction  
Property type: House  
Parking: On street permit required  
Controlled parking zone: Yes  
Electricity: Connected to mains electricity  
Water and drainage: Connected to mains water supply  
Mains surface water drainage: Yes  
Sewerage: Connected to mains sewerage  
Heating: Central heating, Mains gas  
Building safety issues: No  
Public right of way through and/or across your house, buildings or land: No  
Flood risk: No  
History of flooding: No history of flooding has been reported.  
Planning and development: No  
Listing and conservation: No  
Accessibility: None  
Mining: No coal mining risk identified

**Approximate Gross Internal Area 1385 sq ft - 129 sq m**

Basement Area 112 sq ft – 10 sq m

Ground Floor Area 549 sq ft – 51 sq m

First Floor Area 544 sq ft – 51 sq m

Second Floor Area 180 sq ft – 17 sq m



These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate.