



Talfourd Road, Peckham **SE15**





Description

This detached mid-Victorian villa oozing period elegance is nestled within the sought-after residential enclave of Peckham, close to the ever popular Bellenden Village with its independent butchers, deli, florist and book shop, as well as several cafes and restaurants. Dating back to circa 1860, this charming residence epitomises refined living with its spacious interiors and picturesque garden.

Upon entry, a grand yet welcoming hallway is characterised by original features, high ceilings and beautiful arched door ways. The expansive double reception room is adorned with original fireplaces, picture rails and ornate cornicing. Natural light streams through twin arched sash windows, framing views of the blossom filled front garden and leading seamlessly to the rear patio.

A wonderful, open plan kitchen entertaining space is located at the rear of the property and is complete with ample storage and a gas range cooker. Adjacent, a practical utility area provides additional functionality, while the cellar below offers ample storage space. For further practicality, there is a guest cloakroom/ shower room.

At the rear of this wonderful home is a private sunny south west-facing rear garden with a central well kept lawn, bordered by mature flower beds.

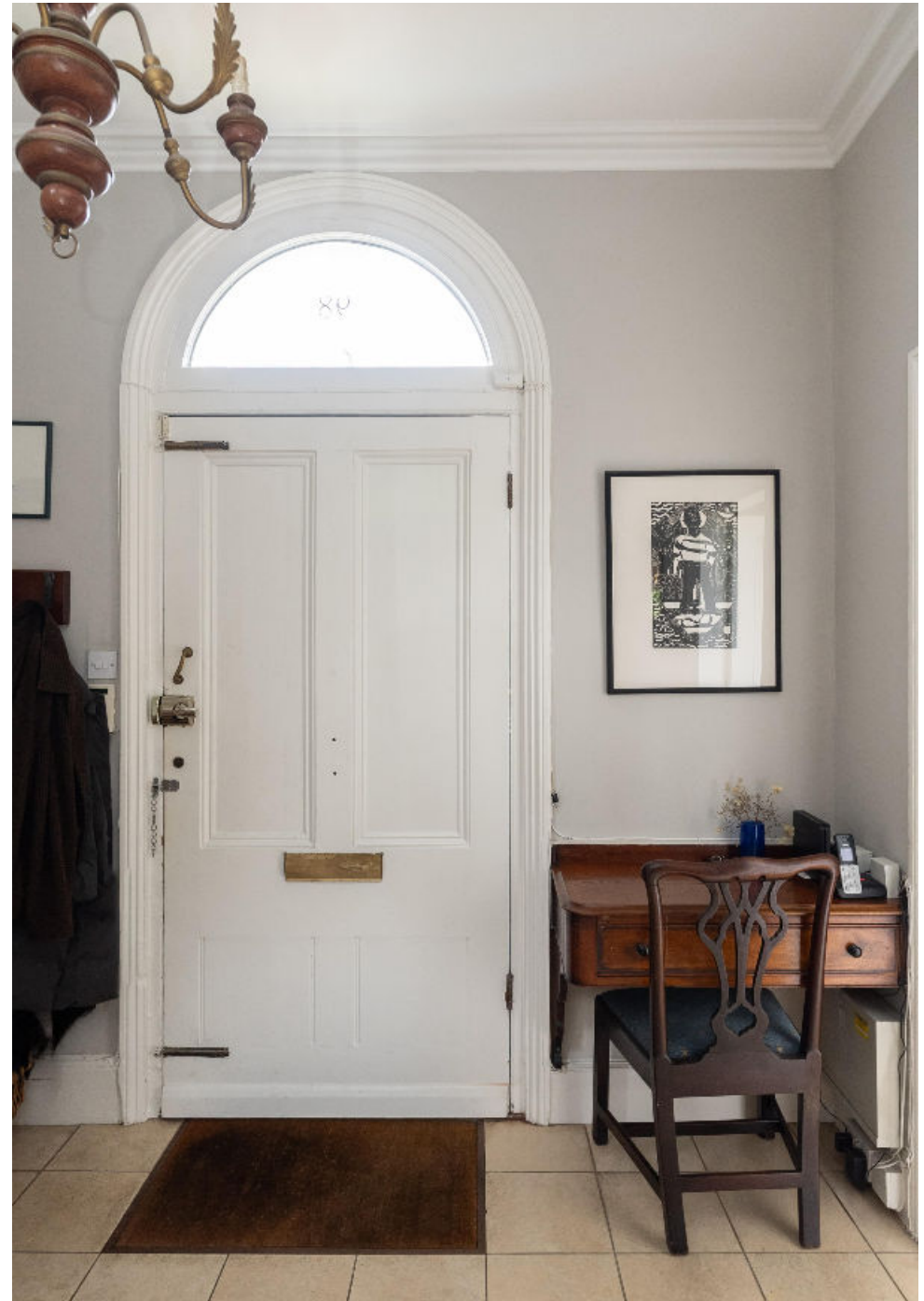
Ascending the staircase, a double-height arched sash window floods the space with natural light and the first floor reveals four well proportioned bedrooms. All bedrooms benefit from a family bathroom and a separate WC.

Location

A wealth of excellent amenities are on your doorstep in Bellenden Village, Peckham Rye, East Dulwich and Dulwich Village. The house is incredibly well connected for transport links and is only 0.6 miles to Peckham Rye Station with over ground services to London Victoria, London Bridge, London St Pancras, Blackfriars, Canada Water, Shoreditch High Street, Highbury & Islington and Clapham Junction.

Denmark Hill Station is also close by (0.8 miles).

A wealth of excellent primary and secondary schools are within walking distance, including The Villa Prep and Nursery, Belham Primary School, JAGS, Alleyns, Dulwich Prep London and the famous Dulwich College. All distances are approximate.







Tenure: Freehold
 EPC: E Council Tax Band: E
 Local Authority: Southwark Council



Guide Price £2,150,000

This plan is for guidance only and must not be relied upon as a statement of fact. Attention is drawn to the important notice on the last page of the text of the Particulars.

Approximate Gross Internal Area = 177.4 sq m / 1909 sq ft
 Cellar = 15.3 sq m / 165 sq ft
 Total = 192.7 sq m / 2074 sq ft



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We would be delighted to tell you more

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Fixtures and fittings: A list of the fitted carpets, curtains, light fittings and other items fixed to the property which are included in the sale (or may be available by separate negotiation) will be provided by the Seller's Solicitors.
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