



**Ellerdale Street, SE13**

**£850,000**

**Dexters**



## Ellerdale Street, SE13

A lovingly maintained end of terrace Victorian house with an excellent recently converted loft. In good order across the three floors, there are three double bedrooms and a versatile fourth. The ground floor offers a double reception and extended kitchen with bi-fold doors leading onto a mature south facing rear garden.

With a well presented exterior, the Victorian tiled hallway leads to a bay fronted double reception room with feature fireplace and light throughout. To the rear the extended kitchen offers ample worktop space with a variety of wall and base units and a cosy seating area overlooking the garden.

With a floor span of over 1,200 Sq Ft, the property is well balanced over three floors. The first floor has two generous double bedrooms and a four piece bathroom suite. The smartly converted loft offers a pod room and a principal bedroom with dressing room and en-suite shower room. The rear of the house has a mature south facing garden laid to lawn with plant borders.

Ellerdale Street is a quiet residential road well positioned for the amenities of Ladywell Village. Ladywell station is close by with frequent service into central London with Lewisham station also nearby with the DLR offering easy access into Canary Wharf.

### Features

- Four Bedrooms
- Double Reception
- Two Bathrooms
- Excellent Condition
- Private Garden
- Close To Stations



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