



Wickham Road, SE4 | £515,000

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In General

- Stunning Victorian conversion two double bedroom flat
- Share of freehold
- Very spacious open plan kitchen/ reception room with bay window and fireplace
- Excellent finish throughout
- Modern bathroom suite
- Tranquil shared garden
- Situated with Brockley Conservation Area
- Close to excellent transport links and local amenities
- Beautiful sash windows
- Original wooden flooring

In Detail

A fantastic two double bedroom flat for sale on the sought after Wickham Road situated within the Brockley Conservation Area.

This fantastic Victorian conversion offers over 660 sq ft and comprises a very spacious open plan kitchen/ reception room complete with bay window and fireplace, modern bathroom suite, separate w/c, two double bedrooms and a tranquil shared garden.

Further benefits include an excellent and tasteful finish throughout, a share of freehold, an abundance of natural light provided by large sash windows, plenty of storage, original wooden flooring, high ceilings and so much more.

This property is situated approximately just 0.6 miles to Brockley station and with Crofton Park, St Johns, Lewisham station & DLR all close by, there are excellent transport links into London Bridge, Highbury & Islington and many other locations.

It is also just a short walk to various local amenities including a variety of restaurants, coffee shops, cafes, gastro pubs and you have Hilly Fields Park just a short walk away. There are also popular schools in the area.

Viewings are highly recommended, call the Pedder Brockley team to arrange a viewing today.

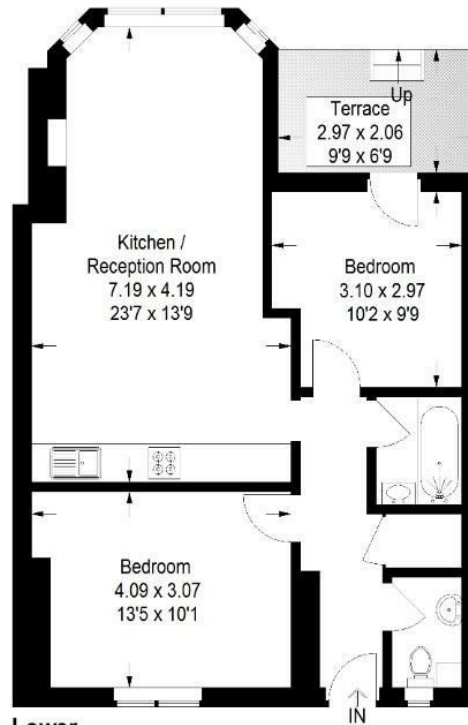
EPC: C | Council Tax Band: C | Lease: 988 years remaining | SC: £2,431 | GR: £0 | BI: Incl. in SC



Floorplan

Wickham Road, SE4

Approximate Gross Internal Area
61.9 sq m / 666 sq ft



Lower
Ground Floor

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These plans are for representation purposes only as defined by RICS - Code of Measuring Practice. Not drawn to Scale. Windows and door openings are approximate. Please check all dimensions, shapes and compass bearings before making any decisions reliant upon them.

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
102 plus) A			
81-101) 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	

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