



Fox Hill Gardens, SE19 | £3,700 Per Calendar Month

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In General

- Semi-detached Victorian House
- Four bedrooms
- Two bathroom inc en-suite
- Mature south-easterly garden
- High ceilings
- Original features
- Unfurnished
- Available May

In Detail

An impressive four bedroom, two bathroom semi-detached Victorian house forming part of small, leafy cul de sac positioned just off Fox Hill moments from central Crystal Palace.

This beautifully presented property has recently received extensive refurbishments including new windows, doors, flooring, underfloor heating throughout and redecoration making it the ideal home for a family seeking a warm, inviting and comfortable long-term rental surround by lush greenery. The property totals 1880 sq ft/174.7 sq m and is arranged over three levels with notable features including high ceilings and coving, a welcoming entrance hallway with original chequered monochrome tiles, a separate spacious reception room to the front, a dining room with alternative access to the kitchen ideal for entraining family and friends, whilst doors lead directly into to the rear garden bursting with mature planting and boasting a south-easterly aspect to make the most of those spring/summer days.

Additionally, the first floor houses two double bedrooms (en-suite to main), family bathroom and a separate W/C, whilst two additional bedrooms are located on the second floor. This location is well served by Crystal Palace rail links and nearby bus routes. Also ease of access to nearby parkland and a multitude of independent shopping and leisure options at the vibrant and ever-popular Triangle is just at the top of the hill.

Overall, this four-bedroom, two-bathroom Victorian house offers a perfect blend of period charm and modern comfort, creating a cosy and elegant home for tenants to enjoy and cherish.

EPC: C | Council Tax band: F | Offered unfurnished | Available in May | HD: £853.84 | SD: £4,269.23

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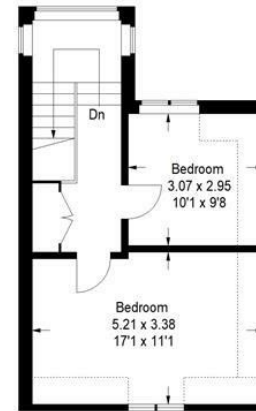
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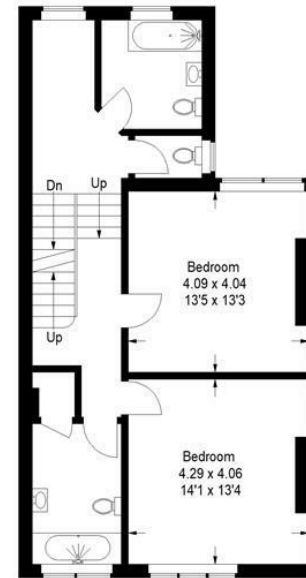
Floorplan

Fox Hill Gardens, SE19

Approximate Gross Internal Area
Ground Floor = 70.3 sq m / 757 sq ft
First Floor = 66.4 sq m / 714 sq ft
Second Floor = 38.0 sq m / 409 sq ft
Total = 174.7 sq m / 1880 sq ft



Second Floor




First 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
<p>Very energy efficient - lower running costs</p> <p>(92 plus) A</p> <p>(81-91) B</p> <p>(69-80) C</p> <p>(55-68) D</p> <p>(39-54) E</p> <p>(21-38) F</p> <p>(1-20) G</p> <p>Not energy efficient - higher running costs</p>		71	81

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