



Birchanger Road, SE25 | £695,000

020 8702 9333
crystalpalace@pedderproperty.com





In General

- Six bedrooms
- Three reception rooms
- Triple garage
- 2040 sq ft / 189.5 sq m
- No onward chain
- Two bathrooms
- Previously used as a HMO
- Victorian semi-detached house

In Detail

A substantial five bedroom Victorian semi-detached house positioned on a popular road nearby Norwood Junction station, available for sale with no onward chain.

This generously proportioned property has been extended at the rear and into the loft space to create 2040 sq ft / 189.5 sq m of accommodation. Arranged over three floors, the house can be used flexibly and includes three reception rooms, a utility room, and two bathrooms. Externally there is a sizeable rear garden with a patio and a triple garage which could make a for a studio, office, or workshop. A buyer with an eye for design could quite easily make a amazing family home, although investor buyers will note that the house has been previously used as a HMO with an annual yield of approximately 8%.

Birchanger Road is moments from Brickfields Meadow and Woodside Green, also the amenities of the High Street and excellent train links the City (11 minutes to London Bridge).

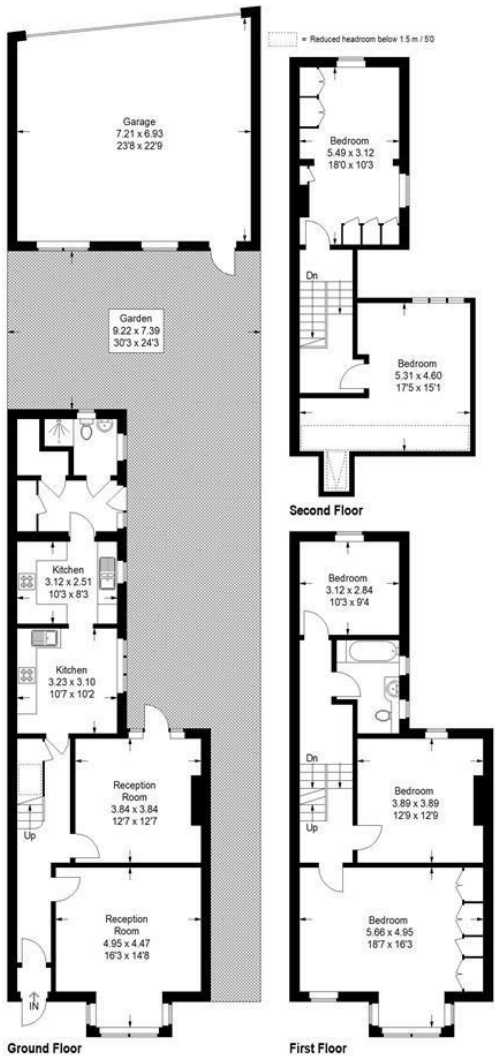
EPC: D | Council Tax Band: F



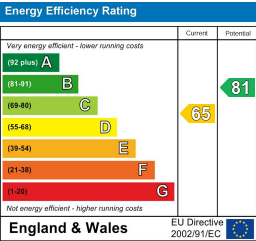
Floorplan

Birchanger Road, SE25

Approximate Gross Internal Area
189.5 sq m / 2040 sq ft
Garage = 48.5 sq m / 522 sq ft
Total = 238.0 sq m / 2562 sq ft



Copyright www.pedderproperty.com © 2024
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.



Pedder Property Ltd trading as Pedder for themselves and for the vendor/landlord of this property whose agents they are, give notice that (1) these particulars do not constitute any part of an offer or contract, (2) all statements contained within these particulars are made without responsibility on the part of Pedder or the vendor/landlord, (3) whilst made in good faith, none of the statements contained within these particulars are to be relied upon as a statement of representation or fact, (4) any intending purchaser/tenant must satisfy him/herself by inspection or otherwise as to the correctness of each of the statements contained within these particulars, (5) the vendor/landlord does not make or give either Pedder or any person in their employment any authority to make or give representation or warranty whatsoever in relation to this property.