



Tugela Street, SE6 | £650,000

02087029444

foresthill@pedderproperty.com

pedder
We live local



In General

- End of terrace house
- Front reception room
- 55ft Private rear garden
- Three bedrooms
- 24ft kitchen/reception room
- Garden studio
- Double glazed sash windows
- Potential to extend(STPP)
- Close to local amenities

In Detail

A spacious three bedroom end of terrace house of sale on Tugela Street with a wonderful 55ft private rear garden.

This wonderful period property comprises a front reception room, three bedrooms, neutral bathroom suite and 24ft kitchen/reception room leading onto a beautiful west facing rear garden. Further benefits include garden studio, double glazed sash windows, downstairs WC, plenty of storage, original period fireplaces, flourishing landscaped garden and patio, an abundance of light and so much more. The property also offers excellent potential to extend (subject to planning permission).

Set within close proximity to Forest Hill, Sydenham, Lower Sydenham, Catford and Catford Bridge stations on a quiet and neighbourly street. The property offers excellent transport links into London Bridge, Blackfriars, Victoria, Waterloo, Elephant & Castle, Charing Cross, Canada Water, Canary Wharf, Shoreditch, Whitechapel, Highbury & Islington and many other locations. It is also close to various local amenities including a variety of parks, Riverview Walk, Outstanding Provider primary schools, restaurants, coffee shops, supermarkets, cafes and gastro pubs.

Note from vendor: "We have absolutely loved living here for over 10 years, adding features inside and out with care and attention. It's an ideal home for a young family for people looking to be part of a wonderful community street."

Call the Pedder Forest Hill sales team to arrange a viewing today.

EPC: D | Council Tax Band: D



Floorplan

Tugela Street, SE6

Approximate Gross Internal Area
Ground Floor (Excluding Studio)
47.4 sq m / 510 sq ft
First Floor = 40.8 sq m / 439 sq ft
Total = 88.2 sq m / 949 sq ft

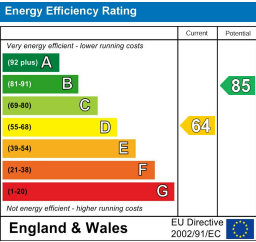


Ground Floor

First Floor

Reduced headroom below 1.5 m / 5'0"

Copyright www.pedderproperty.com © 2023
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.