



Hamilton Road, SE27 | £750,000

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In General

- An attractive three storey period family house for sale located on this highly sought after residential road.
- Upgraded and modernised to a high standard
- Three double bedrooms
- Beautifully presented throughout
- Abundance of natural light
- Popular location close to transport links and schools
- Spread over 1187 sqft

In Detail

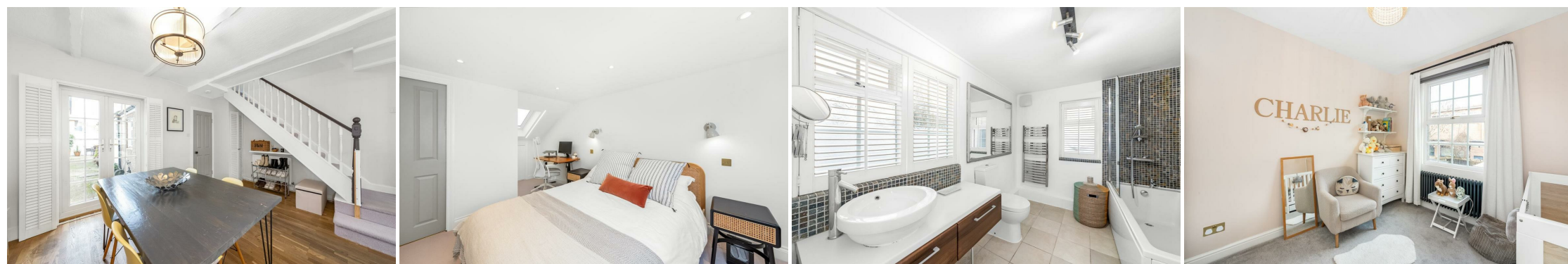
A stunning period house for sale situated on this very popular residential road.

The property has been extended, upgraded and modernised by the current owner to an extremely high standard creating a beautifully presented family home. The accommodation is arranged over three floors and comprises a master bedroom with en-suite shower room and two further double bedrooms. On the ground floor there is a modern integrated kitchen (with separate utility room, including two large larder cupboards) which includes a Neff oven, which leads to an open-plan to a spacious living area featuring a gas fire. Externally to the rear there is a lovely private patio garden, which has potential to be adapted for off street parking.

This popular residential road has a wonderful community with regular social events for all and monthly play outs for the children. The property is well located for access to nearby West Dulwich, West Norwood, Crystal Palace and Dulwich Village which offer a variety of cafes, restaurants, shopping and leisure facilities. The popular Kingswood and Elm Wood Primary Schools are close-by with Dulwich College and Dulwich Prep London also walking distance. Rail links to central London are from nearby Sydenham Hill (London Victoria/ London Blackfriars) and Gipsy Hill (London Bridge /London Victoria). In addition to being conveniently located to the number 3 bus which provides fantastic access to the London Tube Network.

Internal viewing of this outstanding period property is highly recommended.

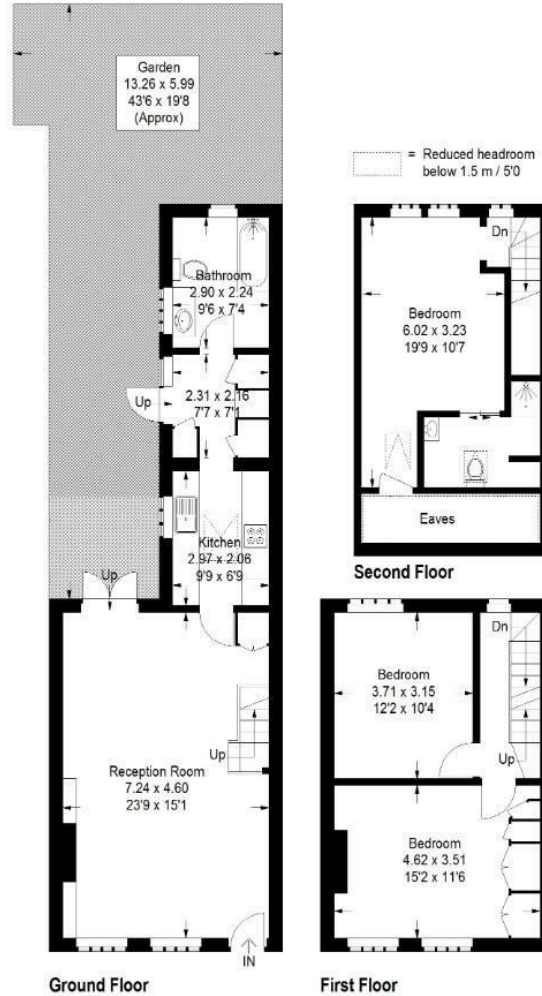
EPC: E | Council Tax Band D



Floorplan

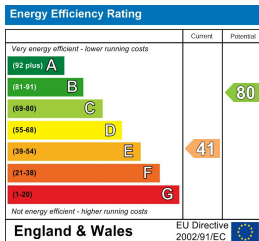
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Approximate Gross Internal Area
(Excluding Eaves)
110.3 sq m / 1187 sq ft



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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.



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