



Fellbrigg Road, SE22 | £875,000

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## In General

- No onward chain
- Three bedrooms
- Two bathrooms
- Private roof terrace
- Over 1,000 Sq Ft
- Excellent condition throughout
- Desirable, residential road

## In Detail

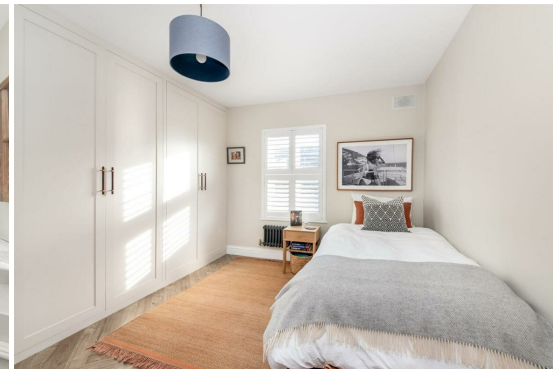
Stunning, spacious and beautifully bright three bedroom split level apartment with a private roof terrace in the heart of East Dulwich with no onward chain.

Boasting over 1,000 sq ft of internal space, this gorgeous period conversion has been lovingly extended and remodelled to an exacting standard by the current owners who are relocating overseas. There is a sumptuous 23x16 ft dual aspect open-plan kitchen reception with a central seated island, a dining area and lounge area. There are three comfortable bedrooms, including a 18ft principle bedroom at the top of the building as well as two bathrooms. Off of the third bedroom/study is the beautiful private terrace.

Fellbrigg Road is enviably located for the independent shops, bars, restaurants and coffee shops of Lordship Lane and North Cross Road as well as the excellent schools, parks and green spaces. There are strong transport links into The City and West End from East Dulwich station and Peckham Rye station as well as bus/cycle routes through the neighbouring Dulwich Village, Herne Hill and Camberwell.

Early viewing recommended

EPC: E | Council Tax Band: B | Lease: 993 years remaining | SC: £600 pa | GR: Nil | BI: £509.04




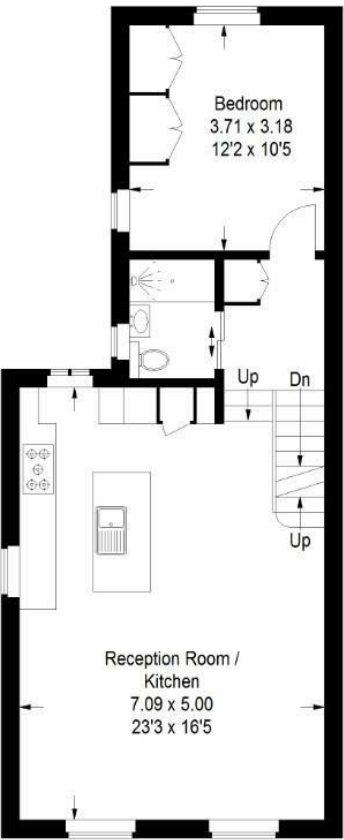


# Floorplan

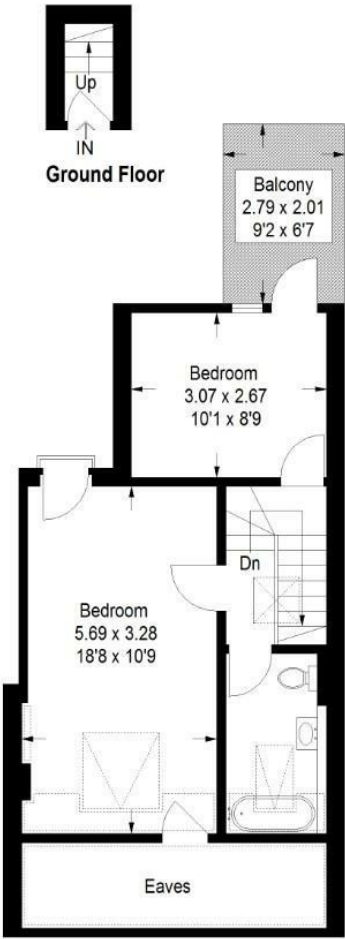
## Fellbrigg Road, SE22

Approximate Gross Internal Area  
(Excluding Eaves)  
93.2 sq m / 1003 sq ft

 = Reduced headroom below 1.5 m / 5'0"

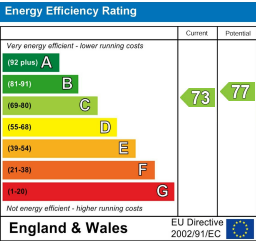


First Floor



Second Floor

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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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