



Dunstons Road, SE22 | £3,750 Per Calendar Month

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In General

- AVAILABLE NOW
- Three double bedrooms
- Additional study/single room
- Semi-detached house
- Off-street parking
- Desirable, residential road
- Adjacent to Goodrich Community Primary School
- Over 1,375 Sq Ft
- Good condition throughout

In Detail

AVAILABLE NOW - Large, beautifully bright and spacious four bedroom family home on this desirable, residential road in the heart of East Dulwich.

Boasting over 1,375 Sq Ft of internal space which has recently been modernised and decorated by this long-standing Landlord. There is a gorgeous 26x10 kitchen-breakfast room that opens out through the corner-folding doors onto the BBQ patio area and mature garden. There is a comfortable 25-ft bay-fronted double reception and a downstairs WC.

Upstairs are three comfortable double bedrooms including the 16x12 ft principal room with en-suite shower, a family bathroom and an additional study or single room.

Dunstons Road is enviably-located for the excellent parks and green spaces and choice of primary and secondary schools as well as a host of independent shop, bars, restaurants and coffee shops nearby on Lordship Lane, North Cross Road and Forest Hill Road. There are strong transport links into The City and West End from East Dulwich station (1.3 miles) and Forest Hill station (1.3 miles) along with bus/cycle routes through the neighbouring Dulwich Village, Camberwell and Peckham Rye.

This property does not have a HMO License, and would be suitable for a family or upto two professional sharers.

EPC: TBC | Council tax band: E | Unfurnished | Available now | HD: £865.38 | SD: £4,326.92



Floorplan



Energy Efficiency Rating		
Very energy efficient - lower running costs	Current	Potential
102 plus) A		
81-101 B		
69-80 C		
55-68 D		
39-54 E		
21-38 F		
1-20 G		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC

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