



Athenlay Road, SE15
Guide £1,250,000 - £1,300,000

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In general

- Five double bedrooms
- Two bathrooms
- Large open plan kitchen/diner
- South East facing garden
- Sought after location
- Modern fixtures and fittings

In detail

Nestled on Athenlay Road, this meticulously renovated five-bedroom Victorian house offers an ideal residence for a growing family. Renovated less than 10 years ago, the property boasts a perfect blend of modern convenience and period charm.

Upon entering, you're greeted by a tastefully designed through lounge adorned with original features and two functional fireplaces. The addition of double-glazed sash windows, complemented by elegant shutters, ensures both privacy and style. Extended into the side return and rear, the property now boasts an impressive kitchen/living/dining area, complete with underfloor heating, top-of-the-range Neff appliances, two wine coolers, and ample storage. Bi-fold doors lead to a beautifully presented 42-foot South East facing garden. Additional conveniences include a utility room, downstairs cloakroom, water softener system, and ceiling speakers throughout.

Upstairs, exposed original flooring and ample natural light enhance the well thought out layout, which comprises three double bedrooms on the first floor and a modern, spacious four-piece family bathroom. The second floor showcases two additional double bedrooms, one featuring a Juliet balcony, complete with an additional contemporary shower room.

The sought-after location offers excellent transport links via Brockley Station, Nunhead Station, or Honor Oak Park, providing easy access to all parts of London and The City. Residents can also enjoy ample outdoor space, with Peckham Rye Park and Telegraph Hill parks nearby. Furthermore, the property is local to prestigious schools, including Ivydale Primary School, just a short stroll away.

EPC: TBC | Council Tax Band: D



Floorplan

Athenlay Road, SE15

Approximate Gross Internal Area(Excluding Eaves)

194.7 sq m / 2096 sq ft



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