



0203 870 00 00

hello@integra-estates.com

www.integra-estates.com



Longton Grove, London

PUTTING YOU FIRST



Description

- Three / Four bedroom house
- Spacious living
- Off street parking
- Tree lined road
- Completed chain
- Downstairs WC
- Manicured rear garden



Your Next Chapter Starts Here

Integra-Estates are delighted to offer this three / four bedroom home on the highly desirable Longton Grove, SE26, a place where character, light, comfort and community come together beautifully.

As you enter, the welcoming hallway leads you into a luminous and spacious lounge. Flooded with natural light and with direct views into the pretty rear garden, this room manages to be both airy and cosy, perfect for relaxing with family or entertaining friends. The fitted kitchen offers a comprehensive range of storage, integrated appliances and excellent worktop space to suit everyday family life.

Adding versatility to the layout is a superb garage conversion: currently used as a dining room, this room could easily serve as a fourth bedroom, a home office or flexible family space, whatever your needs require.



Upstairs, you'll find three well-proportioned bedrooms (two doubles and a generous single). Each room is bright, peaceful, and benefits from abundant wardrobe space and tasteful décor. The modern bathroom is fully tiled, and includes a walk-in shower, a two-piece suite and a heated towel rail, a calming retreat after a busy day.







Outside, the garden has been nurtured with care. A central lawn is flanked by mature planting and well-considered borders, creating a private and inviting outdoor space, ideal for relaxing, children to play, or summer gatherings with friends.

The house also benefits from off-street parking, which is not as common in this part of Upper Sydenham, making everyday life more convenient. The tree-lined Longton Grove is regarded as a peaceful and attractive address. Its wide, leafy aspect gives a sense of openness while still providing the quiet of a residential street. You'll find yourself part of a neighbourhood that values connection and continuity.

Location

The home is just a short stroll from Crystal Palace Park. The park, laid out in Victorian times, is a Grade II* listed pleasure ground, with lakes, a maze, the famous dinosaur sculptures, the terraces, and a thriving farmers' market. In the opposite direction, Sydenham Wells Park lies close by, a Green Flag award park, complete with ponds, playgrounds, tennis courts, flower gardens a perfect local haven.

For families, the schooling options are strong. Kelvin Grove Primary School is in easy reach. The nearby Sydenham High School offers independent schooling for girls. In terms of transport, Sydenham Overground station is around 0.65 miles away, giving direct connections to many parts of London. 8 doors away, uphill, are bus stops to 122 and 450 routes, providing easy access to Crystal Palace and many routes to major routes to central London and Croydon. These bus stops also provide local residents with regular trains and easy access from Sydenham Station to London Bridge and Waterloo East stations, as well as Croydon.

Life here offers the perfect balance: great residential living amid nature, with easy access to culture, transport and community.

Local Authority: Lewisham
Council Tax band: D





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