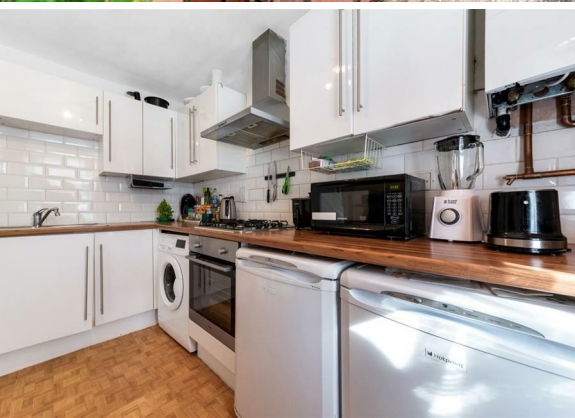




3 Bedroom House
located in
Elderwood Place in
West Norwood,
SE27 0HL

Asking price £550,000



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Elderwood Place
London
SE27 0HL

Keys Aspects to Consider:

- Private Gated Community
- Three Double Bedrooms
- Freehold House
- Off Street Parking
- Ensuite Bathroom
- Garden



3
2
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A three double bedroom, end of terrace, Freehold house with a separate modern kitchen, private garden and off street parking for one car. There are two bathrooms (family bathroom and an Ensuite) and a large loft for storage.

Elderwood Place is a private, gated development on Elder Road. It is opposite Norwood Park which makes for a nice morning or evening walk and within the grounds are well maintained communal gardens with trees and flowers.

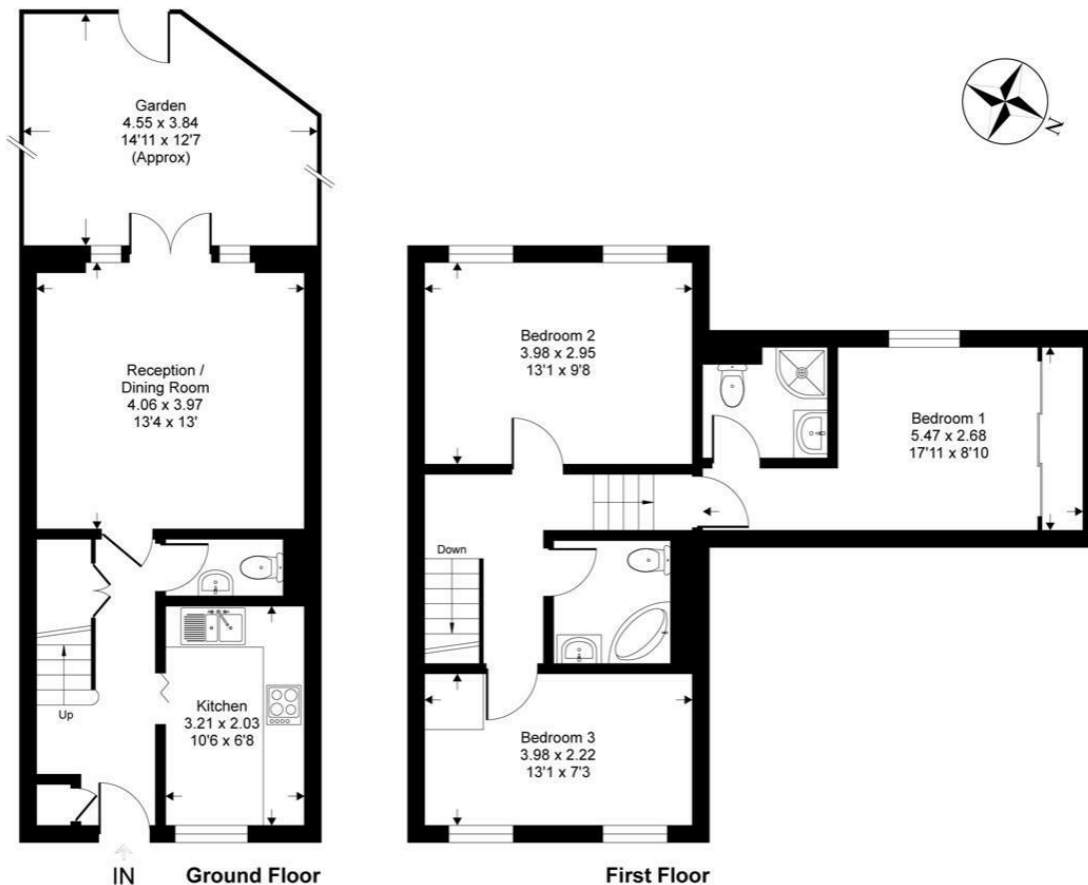
The closest transport links include a bus link directly outside the gates along with West Norwood overground train station being roughly an 8 minute walk away. Crystal Palace is also within walking distance (roughly 20 minutes).



The house is well maintained and will be a great home for a couple looking for some additional space for home office and guest or a family looking for a safe neighbourhood surrounded by great schools and nurseries. The development is also popular with a more mature buyer looking for a quiet area to live within close proximity of the shops and restaurants.

Elderwood Place, SE27

Approximate Gross Internal Area = 80 sq m / 861 sq ft



DIRECTIONS



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This floor plan is for representation purposes only as defined by the RICS code of Measuring Practice (and IPMS where requested) and should be used as such by any prospective purchaser. Whilst every attempt has been made to ensure the accuracy contained here, the measurement of doors, windows and rooms is approximate and no responsibility is taken for any error, omission or mis-statement. Specifically no guarantee is given on the total area of the property if quoted on the plan. Any figure provided is for guidance only and should not be used for valuation purposes.
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Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			81
(69-80) C		62	
(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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