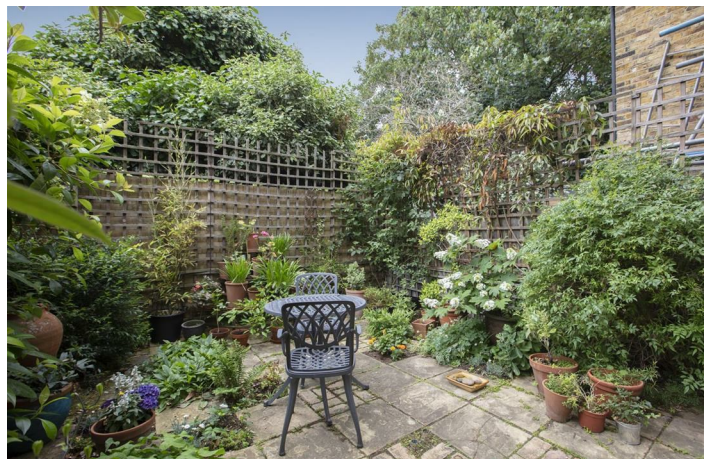


KITSON ROAD, CAMBERWELL, SE5

FREEHOLD

£880,000



SPEC

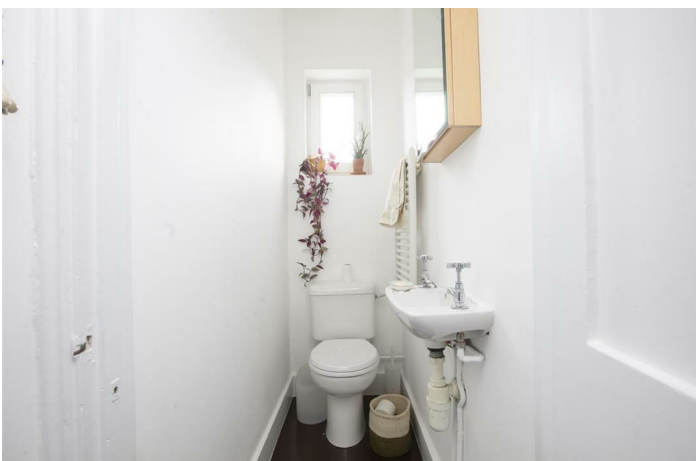
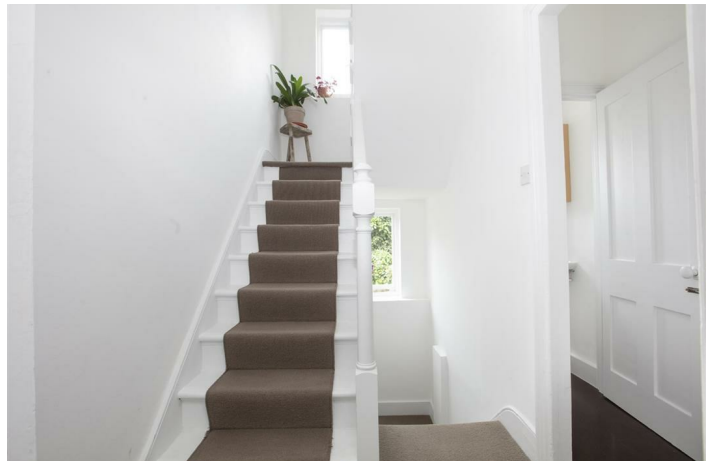
Bedrooms : 4
Receptions : 1
Bathrooms : 1

FEATURES

Wonderful Park Views
Four Double Bedrooms
Feature Fireplace
Seconds From Addington Square
Freehold
Virtual Tour Available



KITSON ROAD SE5
FREEHOLD



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FREEHOLD



KITSON ROAD SE5
FREEHOLD



Fabulous Four Bedroom Period Home With Park Views - CHAIN FREE.

Overlooking the leafy loveliness of Burgess Park, this fantastic four bedder boasts an airy, pleasant aspect throughout. Spread over four floors (plus large cellar), the accommodation sprawls to include a large open plan living space, four dishy double bedrooms, bathroom, additional wc and that super handy storage cellar which will house any amount of whatnot. The rear garden is mature and pretty and you're literally seconds from the open green spaces and tennis courts of beautiful Burgess Park. Kitson Road is a mature and quiet spot. The much celebrated Addington Square is a few moments ramble where you'll enjoy further park access and the lovely Fowlds Cafe. There is plenty of parking available and transport options are numerous with a multitude of buses whizzing up and down the Walworth Road taking you to Elephant & Castle and beyond! Denmark Hill Station is a pleasant 20 minute walk for tonnes of fast, frequent services to central London and beyond.

The house stands handsomely next to similarly attractive period homes. The inner hall leads through a wide pocket door to the open plan living space which spans the full depth of the property. A comfortable seating and dining area enjoys plenty of light through a wide front aspect bay window. A plentiful row of cabinet and counter space runs along the right wall. French doors open rear to the pretty garden which is well stocked and leafy. You find cellar access off the kitchen.

Upward bound you meet the first of your generous double bedrooms. Currently arranged as a lovely reception room it steals some fantastic park views through two sash windows. A bathroom with crisp tiling, modern white suite and rear facing window comes next with an additional wc sitting next door. Upward again to the second floor you find two further double bedrooms, the front of which enjoys more park views. The third floor offers a fourth and final double bedroom.

Transport options are numerous with plenty of frequent buses available on Walworth Road to all corners of town. You can catch a bus to Victoria, Whitehall, West End, Euston and Kings Cross, City, London Bridge and Borough Market. Trains to the City are a mere 6 minutes and the tube at Elephant & Castle or Kennington will take you direct to the city and into the West End. Head down Camberwell New Road for more options at Oval Tube. In addition to Fowlds Cafe you can enjoy the much loved Clubhouse Cafe and there's a cafe in Burgess Park too! There's a host of shops within easy walking distance including a Marks & Spencer's - that's dinner sorted. Walworth Road has a number of convenience stores for fresh fruit and veg, a post office and numerous banks - that's everything covered. Camberwell has a host of bars and eateries - we love the Crooked Well, The Hermits Cave and The Camberwell Arms.

Tenure: Freehold

Council Tax Band: E



**LOWER
GROUND FLOOR**

Approximate. internal area :
18.16 sqm / 195 sq ft

GROUND FLOOR

Approximate. internal area :
33.03 sqm / 356 sq ft

FIRST FLOOR

Approximate. internal area :
31.96 sqm / 344 sq ft

SECOND FLOOR

Approximate. internal area :
31.96 sqm / 344 sq ft

THIRD FLOOR

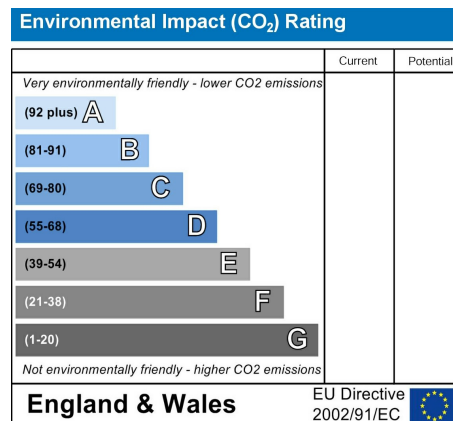
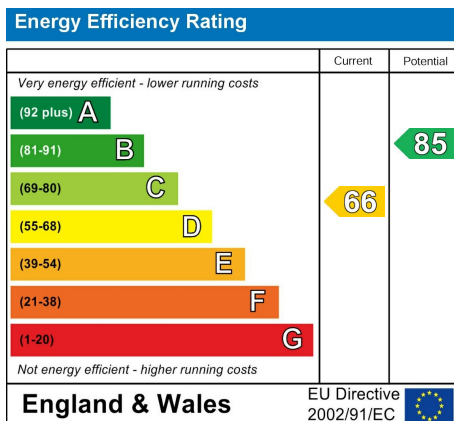
Approximate. internal area :
22.93 sqm / 246 sq ft

TOTAL APPROX FLOOR AREA

Approximate. internal area : 138.04 sqm / 1485 sq ft

Measurements for guidance only / Not to scale

KITSON ROAD SE5
FREEHOLD



All information supplied should be checked by your solicitor prior to exchange of contracts. Lease details, measurements, floorplans and photographs are displayed for guide purposes only. We have not carried out a structural survey and the services, appliances and specific settings have not been tested.

