

Jukes & Co

Estate Agents



Woodside Avenue

, London, SE25 5DW

Offers In The Region Of £625,000



Occupying over 140 square meters and set over three floors is this Impressive and Attractive Four Double bedroom Period house just a moments walk to Woodside Green. Conveniently positioned for the shops and amenities of both South Norwood High street and Portland Road as well as Addiscombe High street. Woodside tram stop is only a short walk away giving access to East Croydon Beckenham and Wimbledon and for those needing Central Norwood Junction can get you to London Bridge in Just 13 minutes as well as station stops along the Overground Line. This Family house is ideal for those with children with numerous Primary and Secondary schools close by and a number of local parks and outside spaces including the Country Park and Ashburton Park. Features include a 25' Through Lounge separate Breakfast room, modern kitchen, downstairs shower room, upstairs bathroom, four double bedrooms and a spacious garden making this an ideal home.

Freehold - Council Tax Band E - EPC rating D



Entrance Hall

Stairs rising to first floor, doors to Through Lounge and Breakfast room, under stair storage cupboard.

Through Lounge 25'9 x 11'10 (7.85m x 3.61m)

Double glazed window to front, wood effect floor, radiator, feature fireplace, coved ceiling, cornicing, ceiling rose

Breakfast Room 11'10 x 9'10 (3.61m x 3.00m)

Double glazed window, radiator, wood effect floor

Kitchen 11'6 x 9'10 (3.51m x 3.00m)

Double glazed window, stainless steel sink unit with mixer taps, a large range of wall and base units, part tiled walls, plumbed for the washing machine, built in oven, hob and extractor, space for the fridge freezer double glazed door to the garden, space for the gas cooker

Shower Room

Walk in shower, pedestal wash hand basin, low flush w/c, part tiled walls, double rad, tiled floor, extractor, double glazed frosted window

Split level Landing

Bedroom One 15'11 x 12'8 (4.85m x 3.86m)

Double glazed windows, radiator, laminate floor, wood effect floor

Bedroom Four 12'8 x 9'10 (3.86m x 3.00m)

Double glazed window, radiator, wood effect floor

Bedroom Three 13'1 x 9'10 (3.99m x 3.00m)

Double glazed window, radiator, wood effect floor

Bathroom 6'3 x 5'9 (1.91m x 1.75m)

Double glazed frosted window, panelled bath with mixer taps with shower attached and shower attachment, part tiled walls and tiled floor, radiator

Second floor landing

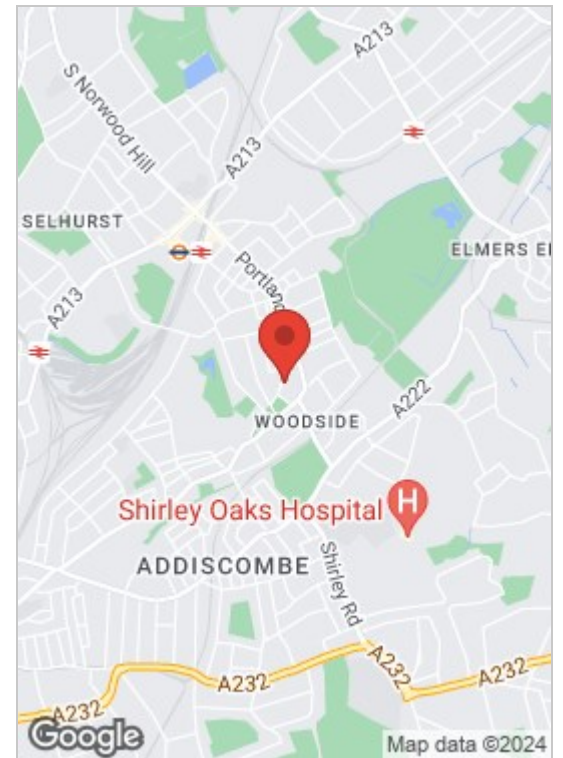
Bedroom Two 15'11 x 11'10 (4.85m x 3.61m)

Double glazed window, built in wardrobes

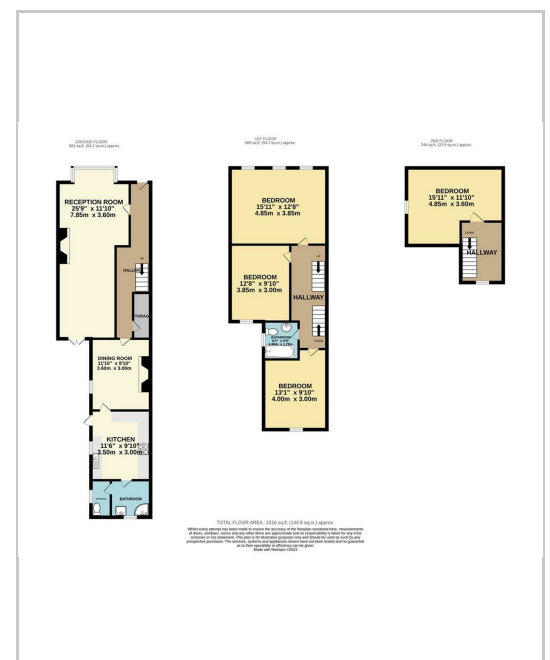
Rear Garden

A lovely garden that is laid to lawn with a patio area, garden shed

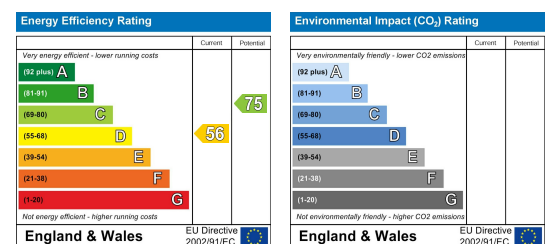
Area Map



Floor Plan



Energy Efficiency Graph



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

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