

# Jukes & Co

## Estate Agents



## Watcombe Road

, London, SE25 4UZ

£475,000



This superb two double bedroom Victorian house is presented in beautiful condition throughout. Boasting period charm alongside modern finishes, the property features two generous reception rooms, a sleek contemporary kitchen, and a stylish upstairs bathroom. The rear garden is well maintained, full of character, and offers a perfect outdoor retreat. This home is ideal for anyone seeking a mix of classic architecture and comfortable, modern living.

The location is exceptional — within walking distance to the local leisure centre, the country park, schools, and convenient bus stops. Just a short stroll up the road brings you to a vibrant high street, bustling with bars, restaurants, cafés, and even a popular yoga studio. The area is lively and community-focused, offering a great lifestyle for families, professionals, or anyone who enjoys a sociable, well-connected neighbourhood.

Norwood Junction station is close by and extremely well served, offering fast and frequent trains. One of its standout features is the direct rail link to London Bridge, which takes just 12 minutes — perfect for commuters. The station also provides connections to Victoria, Clapham Junction, and the London Overground network. Just beyond the station lies the beautiful South Norwood Lakes, a scenic and peaceful spot ideal for walking, picnics, or simply enjoying nature in one of South London's most charming green spaces.

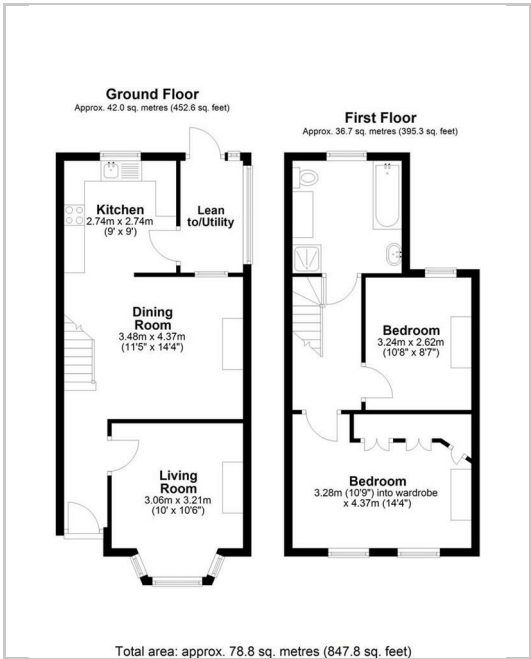




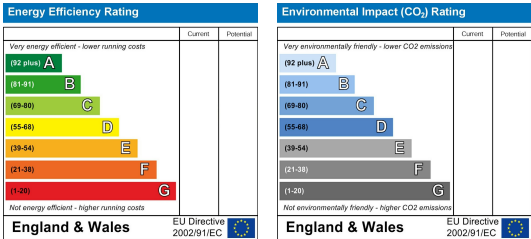
Area Map



Floor Plan



Energy Efficiency Graph



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