



**Trewsbury Road, London**

Asking Price £550,000



3



1



1



C



## Property Summary

A truly unique THREE DOUBLE bedroom maisonette with NO CHAIN, SHARE OF FREEHOLD, GARDEN & GARAGE offered to the sales market by Propertyworld. This fabulous property is an unbelievable size, with generous rooms, lots of light and beautifully proportioned accommodation throughout. Located on arguably SE26's best road, the property further benefits from its own private entrance making it feel even more like a house. Ideal for families, couples and those looking for lots of space and outside space, this is the one.

The details include: there is spacious lounge which looks out onto pretty Trewsbury Road which is freshly painted, flooded in light with neutral decor and oak floor, the kitchen is a generous kitchen / diner with a double aspect, an extensive range of wall and base shaker style units, laminate worktop, gas hob, electric oven and a large space for a dining room table and chairs, there are THREE GENUINE DOUBLE bedrooms - all flooded in light & beautifully presented, plus a large family bathroom with a three piece suite and shower over bath. There is ample storage and a LARGE LOFT. To rear there is a pretty rear garden with a mature lawn to centre and ample plants / shrubs to side, plus the property further benefits from a PRIVATE GARAGE.

But seeing is believing so call Propertyworld now on 0208 488 0011 to be the first to see.

## Property Summary

- Three bedroom maisonette
- CHAIN FREE
- SHARE OF FREEHOLD
- PRIVATE GARDEN
- GARAGE
- Incredibly spacious
- Flooded in light
- Fabulous location
- RARE OPPORTUNITY
- EPC rating is C / Council tax is C

## Our Vendor Loves...

We immediately fell in love with the sense of space and light in this maisonette. With the generous room sizes we loved hosting friends and family. We enjoyed having the outdoor garden space and the garage is a bonus. Being close to the park was wonderful. Having good transport options of the Overground line at Sydenham and trains to Victoria from Penge East worked really well for getting into work and nights out.

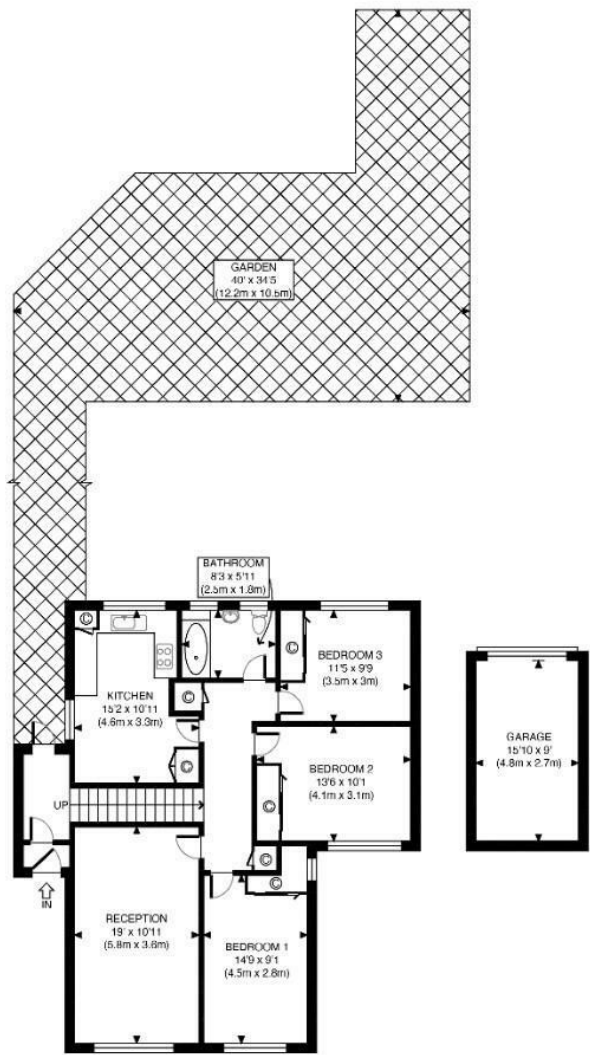


Sydenham Sales

020 8488 0011

[www.propertyworlduk.net](http://www.propertyworlduk.net)



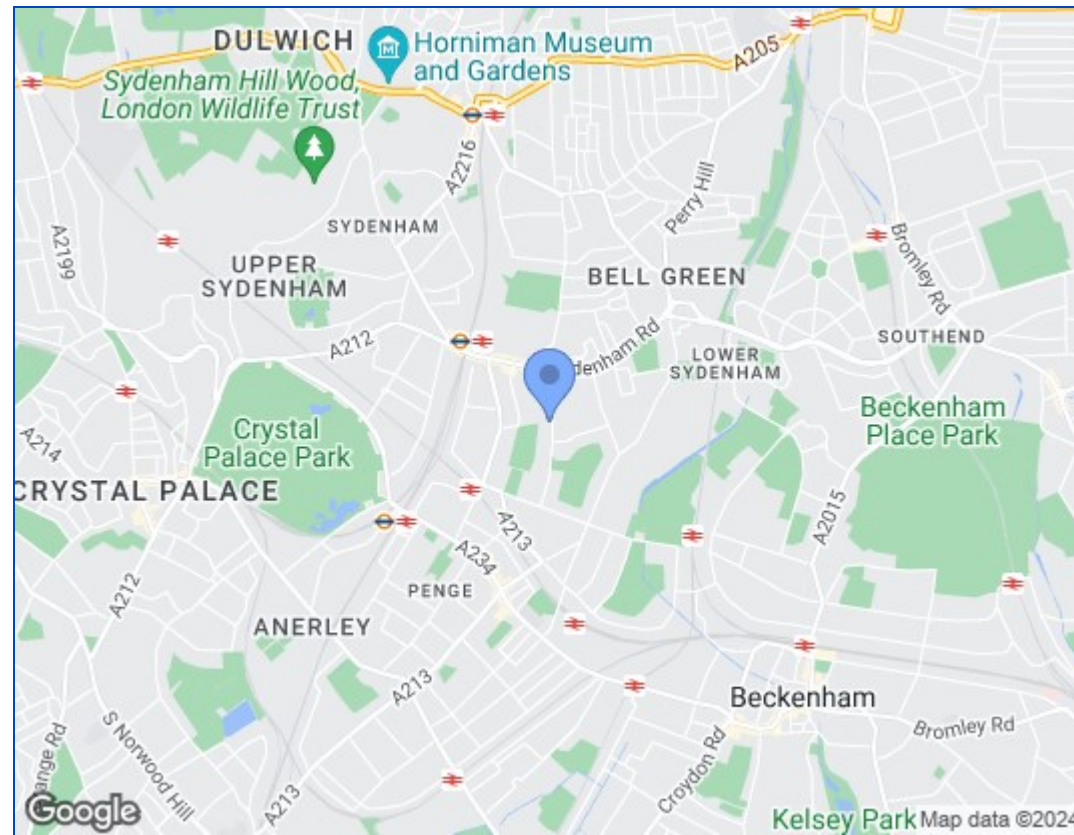


APPROX. GROUND FLOOR GROSS INTERNAL FLOOR AREA WITH GARAGE 1147 SQ FT / 107 SQM  
 APPROX. GROUND FLOOR GROSS INTERNAL FLOOR AREA WITHOUT GARAGE 1005 SQ FT / 93 SQM

Disclaimer: Floor plan measurements are approximate and are for illustrative purposes only. While we do not doubt the floor plan accuracy and completeness, you or your advisors should conduct a careful, independent investigation of the property in respect of monetary valuation.

Trewsbury Road

035524



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>	76	76
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
<b>England &amp; Wales</b>	EU Directive 2002/91/EC	

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.

