



Forrester Path, Sydenham

Guide Price £650,000



Property Summary

Guide Price: £650,000 - £675,000

Propertyworld is proud to offer this stunning four bedroom townhouse with SOUTH FACING GARDEN and OFF STREET PARKING to the market. Fabulously located in a quiet residential cul de sac, seconds from Sydenham mainline station and high street - the property is ideal for all local amenities, shops and transport links. The accommodation is spacious and beautifully proportioned, offering versatile & practical living space over three floors. Flooded in light and jam packed with storage this is a fabulous family house. We expect strong interest.

The details include: on the ground floor there is a stunning fitted kitchen which opens into the SOUTH FACING GARDEN and includes an extensive range of high gloss white units, integrated appliances, tiled splashback and gas hob, there is a downstairs w.c plus the fourth bedroom to front. On the first floor there is gorgeous lounge which is flooded in light, with neutral decor, fitted carpet and some bespoke shelving plus a large double bedroom with extensive built in wardrobes. The top floor houses two beautifully and bright bedrooms plus the stunning family bathroom. The house further benefits from an off street parking space, FREEHOLD tenure and a beautifully landscaped south facing rear garden. EPC rating is C, council tax is D. Call Propertyworld on 0208 488 0011 to view.

Sydenham Sales

020 8488 0011

www.propertyworlduk.net

Property Summary

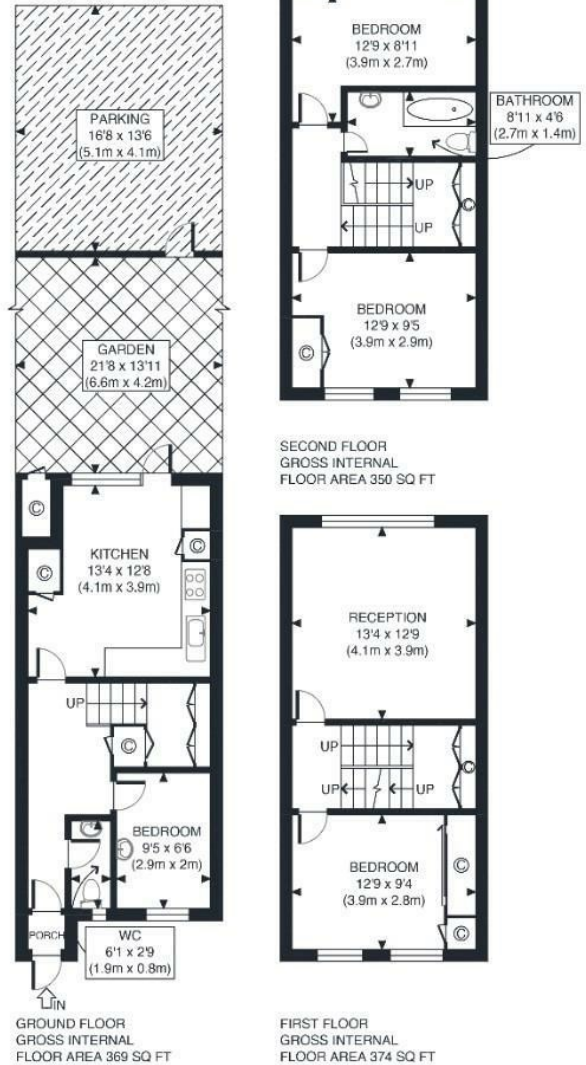
- Four bedroom house
- Mid terrace townhouse
- SOUTH FACING rear garden
- OFF STREET PARKING
- Stunning presentation
- Fabulous location
- Family house
- Versatile and spacious accommodation
- EPC rating is C
- Council tax is D

Our Vendor Loves...

We have really enjoyed living in Forrester Path, it's been a very happy house for us with both our children being born while living here. It's surprisingly quiet given how close to the station and high street it is, you can be off the train from central London and home in less than two minutes, which has been so convenient. The beautiful leafy trees out the front are lovely to watch as the seasons change, and to be able to walk to Mayow Park in just a few minutes has been great.







GROUND FLOOR
GROSS INTERNAL
FLOOR AREA 369 SQ FT

FIRST FLOOR
GROSS INTERNAL
FLOOR AREA 374 SQ FT

SECOND FLOOR
GROSS INTERNAL
FLOOR AREA 350 SQ FT

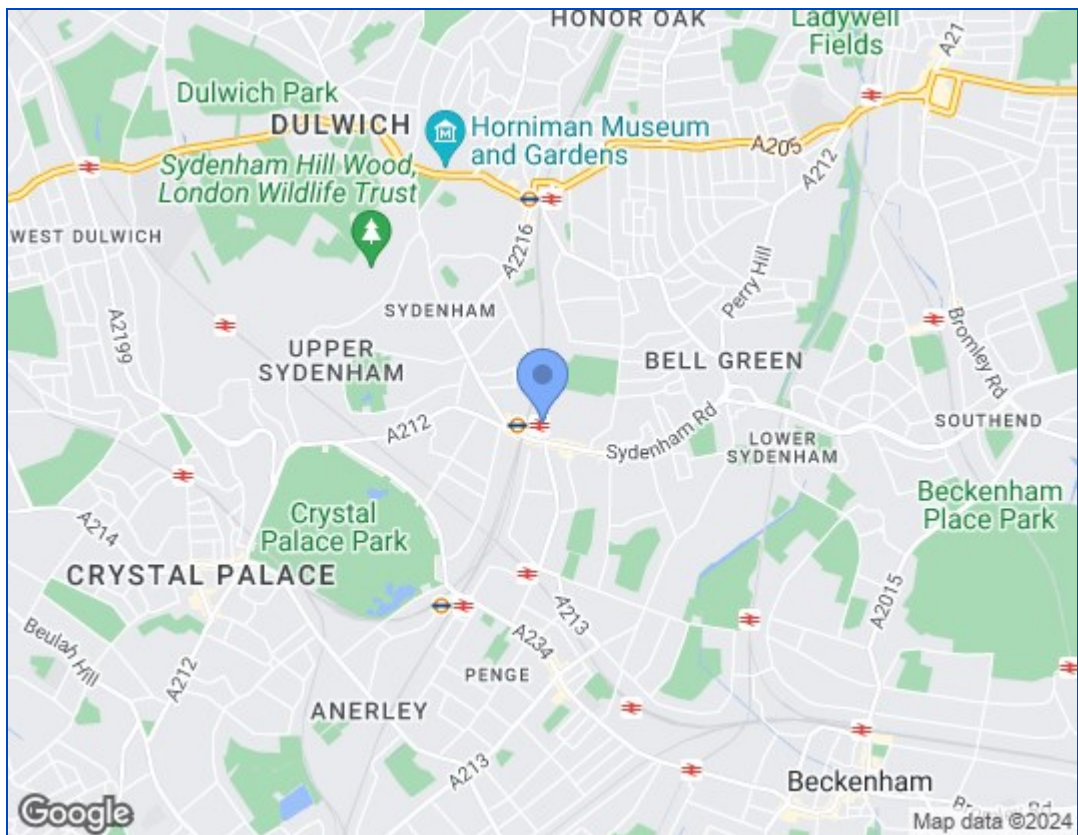
APPROX. GROSS INTERNAL FLOOR AREA 1093 SQ FT / 102 SQM

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

Forrester Path

date: 07/09/23

photoplan



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		71	82
		EU Directive 2002/91/EC	

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