



**Trewsbury Road, London**

Asking Price £450,000



## Property Summary

Propertyworld is proud to offer this fabulous two DOUBLE bedroom, CHAIN FREE, top floor flat in the heart of SE26. This super property is modern with generous room sizes, LONG LEASE, incredible natural light and beautifully proportioned accommodation throughout. A first time buyers dream, the flat benefits from a stunning location - literally a few minutes walk from Sydenham mainline station and high street with its array of eateries and cafes, and only a short walk to beautiful MAYOW PARK. The property is flooded in natural light and includes: you enter into a welcoming and spacious entrance hallway, that really sets the tone. With neutral decor and lots of built in storage, a fabulous and spacious living space with a stunning lounge and open plan kitchen. With an extensive range of wall and base units, integrated appliances, dining space and reception area, this room is that rare thing - an open plan space with separate rooms, ideal for modern contemporary living. There are TWO GENUINE DOUBLE bedrooms - both flooded in light, spacious and with built in storage - plus two bathrooms. One is an en suite W.C and the family bathroom includes a two piece suite and walk in shower. Measuring almost square 80 metres, the flat is spacious, beautifully presented and ready for immediate occupation. Call Propertyworld now on 0208 488 0011 to view.

Sydenham Sales  
020 8488 0011  
[www.propertyworlduk.net](http://www.propertyworlduk.net)

## Property Summary

- Two bedroom flat
- Modern, purpose built
- Spacious apartment
- TWO BATHROOMS (w.c & bathroom)
- Stunning open plan living space
- Excellent location
- CHAIN FREE
- Ideal first time buy
- Must be viewed
- EPC rating is C, Council tax is C

## Our Vendor Loves...

The flat was a much loved home for many years.









THIRD FLOOR  
GROSS INTERNAL  
FLOOR AREA 844 SQ FT



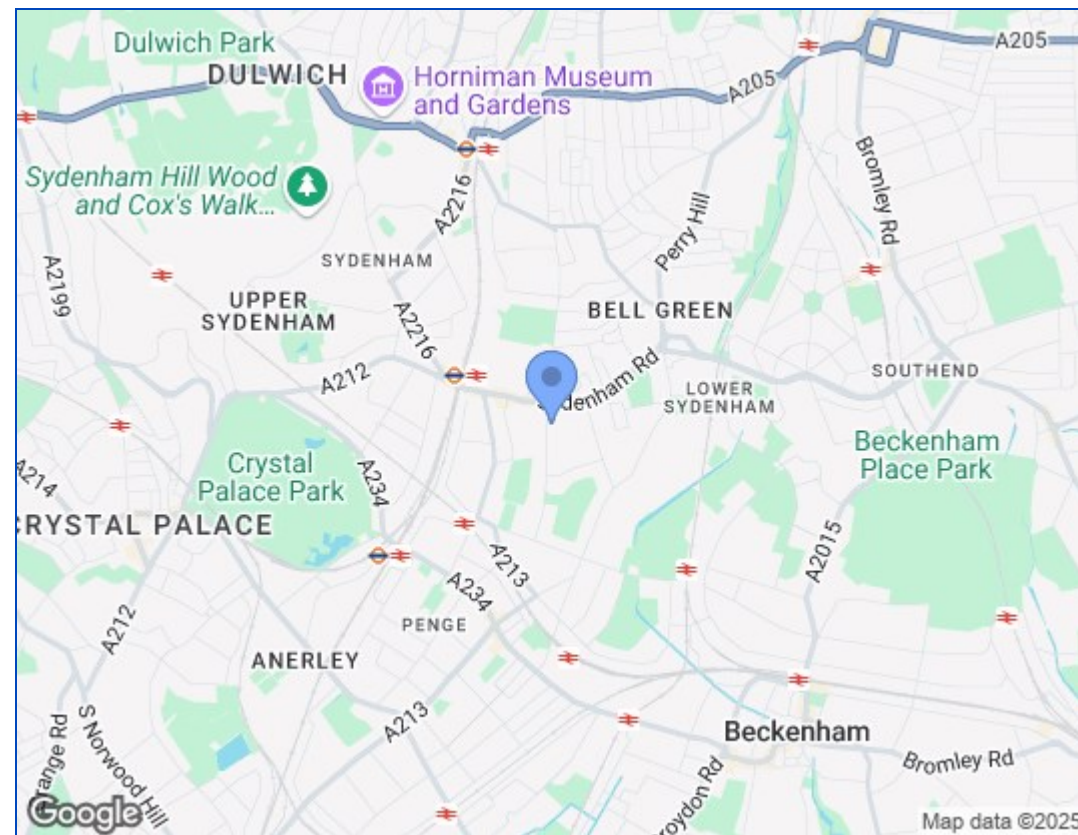
APPROX. GROSS INTERNAL FLOOR AREA 844 SQ FT / 78 SQM

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

date: 29/04/25

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	EU Directive 2002/91/EC	

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