



Gubyon Avenue, SE24 | Guide Price £1,825,000

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In General

- Immaculately presented
- Host or original features
- Double reception room
- Spacious kitchen
- Four double bedrooms
- Large bathroom & shower room
- Secluded rear garden
- Close to transport links

In Detail

We are delighted to bring to the market this immaculately presented four double bedroom, two bathroom terraced family home on Gubyon Avenue, a sought after tree-lined residential road in Herne Hill.

The property offers a host of original features throughout to include ceiling roses, corning, picture rails and feature fireplaces. There is a beautiful stained glass door leading to the entrance hall.

The accommodation comprises a double reception room with large bay window to front and french doors to the side return, (with plantation shutters), two marble fireplaces, and retains the original bi-fold doors. Steps down from the hall lead to the spacious kitchen/dining room where there are a range of wall & base units, granite worktops, integrated fridge/freezer and dishwasher, space for washing machine, feature brick open fire surround, and double doors lead to the rear garden. There is access from the inner hallway to a good-sized cellar, ideal for storage etc...

On the first half landing is a large bathroom (formerly a bedroom) comprising a free standing 'ball & claw' bath, low level wc, twin pedestal wash hand basins, built in double cupboard and obscure window to rear. On this landing is an airing cupboard with space for tumble dryer.

The principal bedroom has a large bay window & side window to the front of the house, cornicing, picture rail, ceiling rose, and there are a vast range of wardrobes built on one whole wall. There are a further two double bedrooms and a shower room on the upper level, and on the top floor a large bedroom measuring 19'4 x 17'9 with sash window to front, and giving access to a large attic room (prime for extending subject to the usual planning consents).

The rear garden is well secluded, has a patio area and then mainly laid to lawn with mature shrubs & trees.

EPC: C | Council Tax Band: F

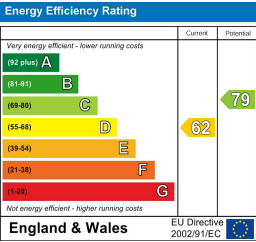


Floorplan

Gubyon Avenue, SE24
Approximate Gross Internal Area
(Excluding Eaves)
Total = 190.6 sq m / 2052 sq ft



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These plans are for representation purposes only as defined by RICS - Code of Measuring Practice.
Not drawn to Scale. Windows and door openings are approximate. Please check all dimensions,
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