Ivydale Road, SE15
£1,200,000

This elegant, Victorian, family home of over 1,800 square feet with a sunny garden, has been beautifully designed throughout. . Situated in the popular middle section of one of the areas premier roads, a leafy location close to green open spaces, excellent schools, and transport facilities.

Ivydale Road is perfectly placed for Nunhead station with frequent trains to Victoria, Blackfriars, City Thameslink, Farringdon and St Pancras or Brockley station if the East London line is required. The green open spaces of Peckham Rye, Nunhead Cemetery and theTelegraph Hill Parks are all within easy reach.

Features

Four Bedrooms
Cellar
West Facing Garden
Chain Free
CloseTo Nunhead Station
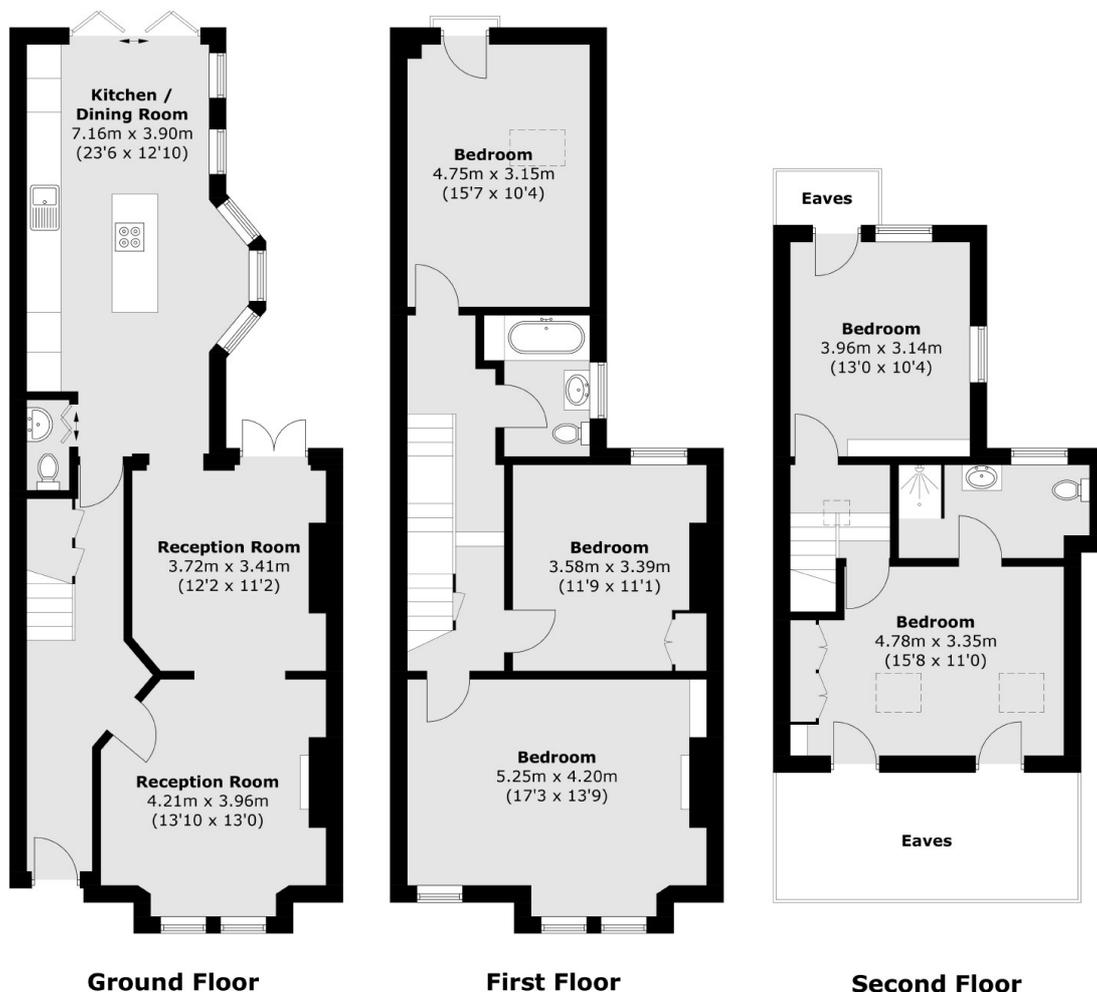
Ivydale Road, SE15

Once inside, the property has been thoughtfully designed with a lovely light and spacious stylishly designed kitchen. The kitchen itself is attractively fitted with smart shaker style units and built-in appliances whilst leaving plenty of space for a dining table. The Crittal windows add a very stylish modern twist to the overall design of the kitchen. The reception rooms have wooden polished floors and lovely original features including high ceilings, fireplaces, cornices, and original doors.

Upstairs the layout is again well thought out. On the first floor to the front is a very large double bedroom with a bay window and two further double bedrooms served by a modern family bathroom/WC. Two generous double rooms within the converted loft create a delightful principal suite with lovely views over the rear garden from a Juliet balcony and with a beautifully appointed shower room/WC. There is also generous loft storage.

The West facing garden is a delight; mainly lawned it receives wonderful natural light into the kitchen area. At the same time there is an excellent feeling of seclusion from the rear with an established tree providing a lovely natural screen.

Ivydale Road,
London, SE15

**Kitchen /
Dining Room**
7.16m x 3.90m
(23'6 x 12'10)

Reception Room
3.72m x 3.41m
(12'2 x 11'2)

Reception Room
4.21m x 3.96m
(13'10 x 13'0)

Ground Floor

Bedroom
4.75m x 3.15m
(15'7 x 10'4)

Bedroom
3.58m x 3.39m
(11'9 x 11'1)

Bedroom
5.25m x 4.20m
(17'3 x 13'9)

First Floor

Eaves

Bedroom
3.96m x 3.14m
(13'0 x 10'4)

Bedroom
4.78m x 3.35m
(15'8 x 11'0)

Eaves

Second Floor

Total area (approx.): 168.2 sq. m (1,810.5 sq. ft)
(Excluding Eaves)

RICS Regulated
Estate Agent
and Letting Agent