



MovingInn

Hamilton Road | London | SE27 9RZ

£595,000

 **MovingInn**
sales, lettings & management

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Introducing this fantastic three-bedroom terraced house nestled in the sought-after location of Hamilton Road, Dulwich, SE27. This charming property is offered chain-free and presents an exceptional opportunity for both homebuyers and investors.

The residence boasts a fully fitted kitchen and a spacious reception room that flows seamlessly into a bright conservatory, leading out to a low-maintenance rear garden. Thoughtfully designed for ease and practicality, the outdoor space is fully paved with a stylish decking area—perfect for relaxing or entertaining with minimal upkeep. Whether you envision al fresco dining, potted plants, or a quiet retreat, the garden offers a tidy, functional space that maximises usability without the hassle.

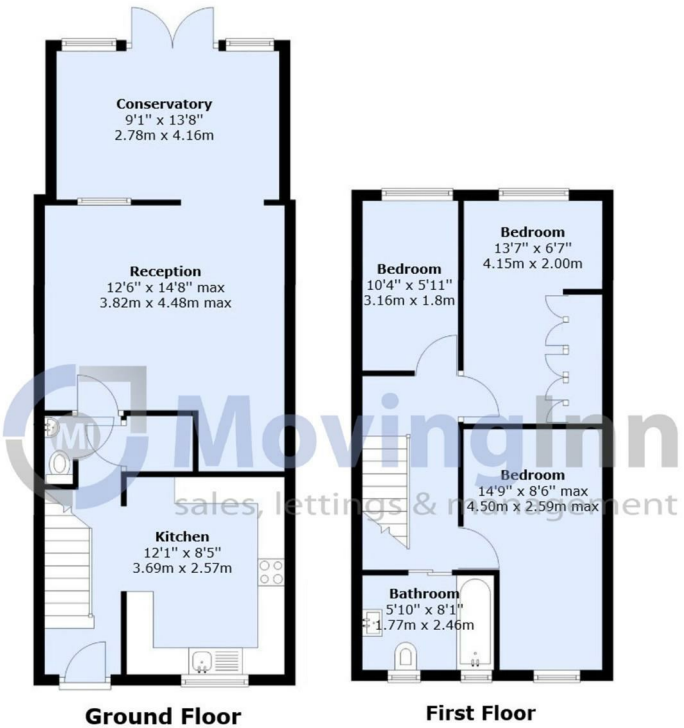
Inside, you'll find three well-proportioned bedrooms, a family bathroom, and an additional toilet,

- Three bedrooms
- Fully fitted modern kitchen
- Stylish decking for relaxation
- Close to top schools
- Vibrant Dulwich location
- Bright conservatory space
- Low-maintenance paved garden
- Chain-free purchase opportunity
- Close to a train station
- Viewing highly recommended



Hamilton Road, Dulwich, SE27 9RZ

Approx. total area: 958.1 sq ft / 89 sq m



For Illustration Purposes Only - Not To Scale

This floor plan should be used as general outline for guidance only.
All measurements are approximate and for illustration purposes only.

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		86
(81-91) B		
(69-80) C	71	
(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	

Council Tax Band D
EPC Rating C

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