# Welford Mews, London, SE6 2FB

- Guide Price £575,000-£600,000
- Exclusive Mews Development
- Three Storeys
- Two Bathrooms and Downstairs WC
- Bright, Modern Interiors
- Modern Four Bedroom House
- Impressive 29'4" Open-Plan Style
- Four Double Bedrooms
- Private Rear Garden
- EPC B

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## Guide Price £575,000 to £600,000

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Guide Price £575,000-£600,000. Welcome to Welford Mews – an exclusive modern development and the setting for this striking four-bedroom home, offering an impressive combination of space, contemporary design and flexible family living. Arranged over three floors, the property features a superb open-plan living space, four double bedrooms, two bathrooms and a private rear garden.

The ground floor centres around a 29'4" open-plan kitchen, dining and reception room, creating a wonderfully sociable heart to the home. The kitchen is fitted with sleek cabinets, generous work surfaces and integrated appliances. From here, the room flows naturally through the dining area into the reception space, with wood-style flooring and ceiling spotlights completing the clean, modern finish. There is also a downstairs WC.

Wide glazed doors at the rear bring in plenty of natural light and open directly onto the garden, making the space equally suited for relaxed family living and entertaining.

The first floor has two double bedrooms, together with an ensuite bathroom fitted with a bath and overhead shower. Two further double bedrooms occupy the second floor, with the larger benefiting from a rooflight. A separate shower room also serves this level, making it particularly practical for older children, guests or anyone wanting a little more independence within the home.

Outside, the 20ft rear garden has been designed with ease of maintenance in mind. A generous paved terrace provides space for outdoor seating and dining, while established planting brings welcome colour and greenery to the space.

A contemporary home with the space and versatility to grow with your family. Could this be what you've been looking for? Contact the Sales Team at Hunters Catford to arrange your viewing.

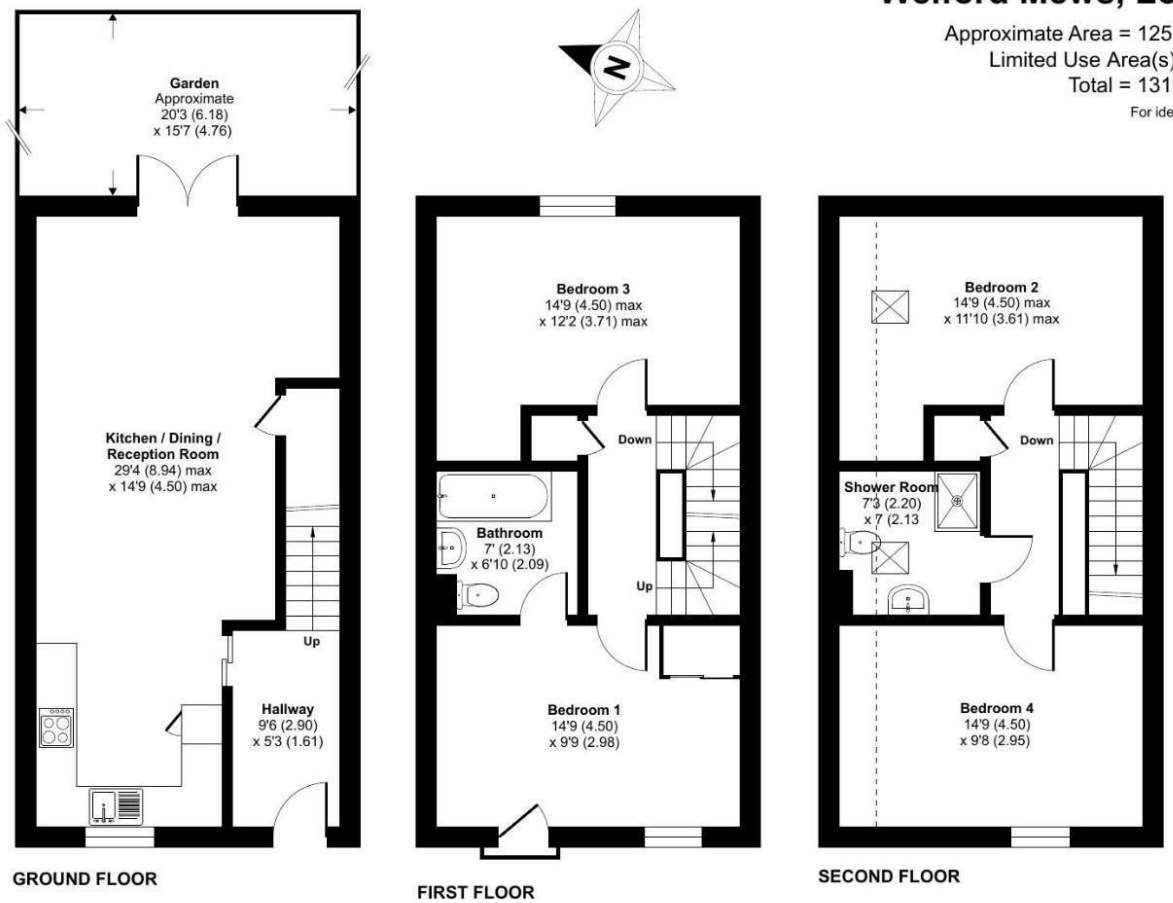
Bellingham Station - 250 metres
Local Shops - round the corner
Forster Memorial Park 0.5 miles
Beckenham Place Park 0.9 miles

Schools
St Dunstan's College - 1.2 miles
Torridon Primary School - 0.7m

EAST
OTTOLENGHI FLAVOUR
PLENTY
INDIA
BOSCH

# Welford Mews, London, SE6

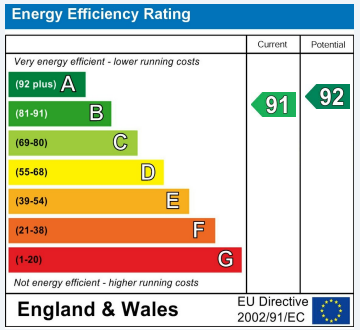
Approximate Area = 1257 sq ft / 116.7 sq m
Limited Use Area(s) = 54 sq ft / 5 sq m
Total = 1311 sq ft / 121.7 sq m
For identification only - Not to scale




Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). ©nichecom 2026. Produced for Hunters. REF: 1526431

## ENERGY PERFORMANCE CERTIFICATE

The energy efficiency rating is a measure of the overall efficacy of a home. The higher the rating the more energy efficient the home is and the lower the fuel bills will be.




These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate.

**THINKING OF SELLING?** If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.

**Viewings**

Please contact catford@hunters.com,if you wish to arrange a viewing appointment for this property or require further information.

**Valuations**

For a valuation of your property, please email the team with your property details, contact information and the times you are available.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