



Perry Rise, SE23 | Guide Price £750,000

02087029444

[foresthill@pedderproperty.com](mailto:foresthill@pedderproperty.com)

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# In General

- Four bedrooms
- Spacious front reception room
- Fitted kitchen with integrated appliances
- Modern bathroom suite
- Separate dining room
- Large south-west facing garden
- Driveway
- Abundance of light
- En-suite bathroom
- Storage space

# In Detail

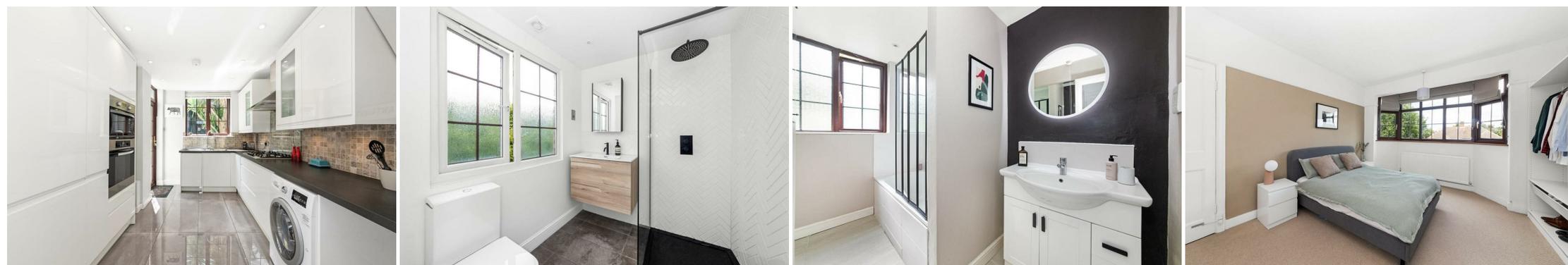
**\*Guide Price £750,000 - £800,000\*** A wonderful mid-terrace four bedroom family home with a private landscaped garden for sale on the popular Perry Rise in Forest Hill.

The property comprises a spacious front reception room, four bedrooms, dining room, separate fitted kitchen with integrated appliances, modern bathroom suite, and a large south-west facing garden. Further benefits include a driveway, an abundance of light, master en-suite, gas fireplace, storage space and so much more.

The property is situated approximately 0.6 miles to Forest Hill station & 0.7 miles to Sydenham Station, both offering excellent transport links into London Bridge, Victoria, Canada Water, Canary Wharf, Shoreditch, Whitechapel, Highbury & Islington and many other locations. It is also very well placed for access to various local amenities including a variety of parks, restaurants, supermarkets, coffee shops, cafes and gastro pubs.

Viewings are highly recommended, call the Pedder Forest Hill Sales team to arrange a viewing today.

EPC: E | Council Tax Band: D



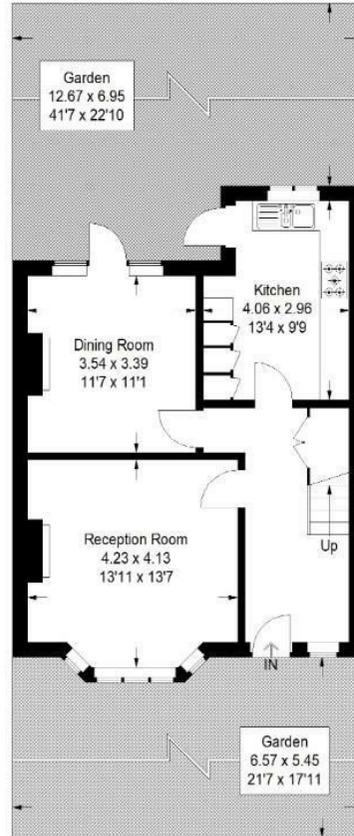
# Floorplan

## Perry Rise, SE23

Approximate Gross Internal Area  
(Excluding Eaves)  
132.8 sq m / 1429 sq ft



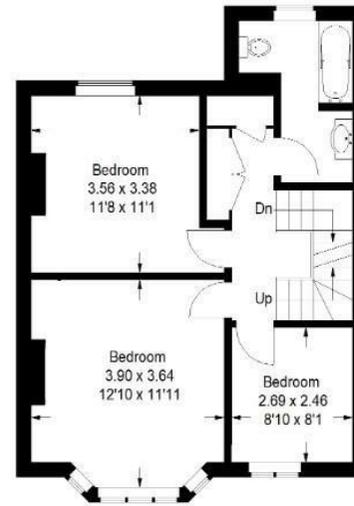
 = Reduced headroom below 1.5 m / 5'0"



Ground Floor



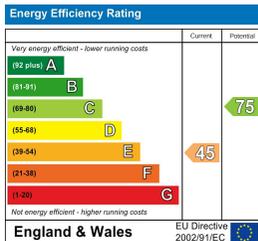
Second Floor



First Floor

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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, shapes and compass bearings before making any decisions reliant upon them.



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