

# Jukes & Co

## Estate Agents



## Waverley Road

, London, SE25 4HU

£485,000



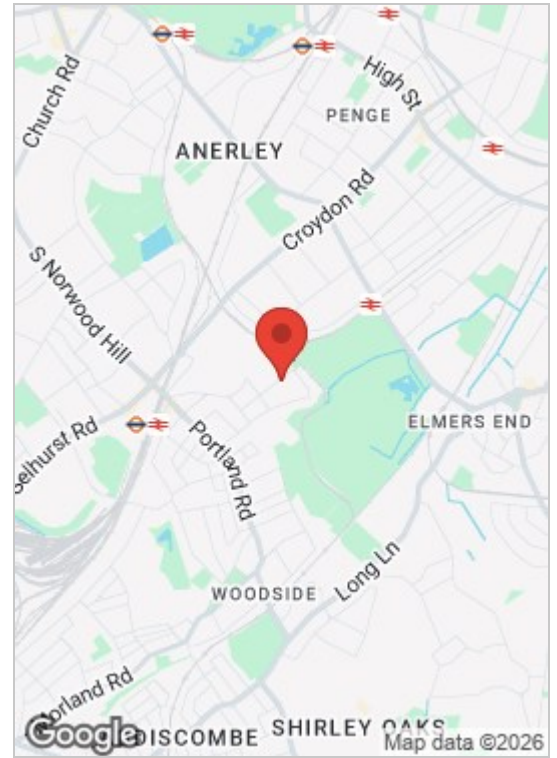
This beautifully presented three-bedroom house is nestled in a quiet Road in South Norwood, offering a peaceful retreat while still being close to excellent amenities. The home features a spacious modern lounge and a large kitchen-diner, ideal for hosting friends or enjoying family time. A well-kept garden extends the living space outdoors, and inside you'll find three bedrooms and a contemporary bathroom – making this an ideal home for couples, families, or professionals looking for comfort and space.

Norwood Junction station is walking distance from the property, providing fast and reliable transport links. Trains from Norwood Junction reach London Bridge in just 12 minutes, with additional Overground services to Shoreditch, Canada Water, and Highbury & Islington. The area is also well connected by local bus routes and trams, making commuting across London and into nearby areas like Croydon or Crystal Palace quick and easy.

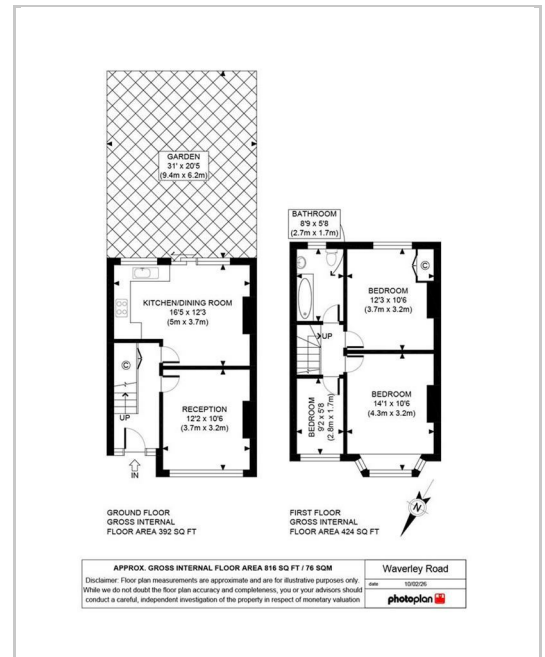
South Norwood High Street is a vibrant hub filled with independent cafés, shops, yoga studios, and bars, offering a strong sense of local character and community. You'll find everything from artisan coffee spots to craft beer pubs and boutique wellness studios. The area is also well-served by good local schools, including Harris Academy South Norwood and several primary schools, making this a fantastic place to live for families. With nearby parks, lakes, and green spaces, South Norwood strikes a perfect balance between city convenience and suburban calm.



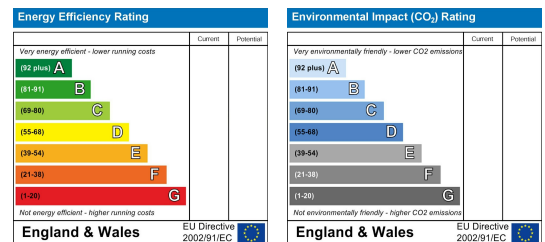
## Area Map



## Floor Plan



## Energy Efficiency Graph



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

### Sales and Lettings

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