



**Fairlawn Park, London**

Guide Price £800,000

 3  1  2  E



## Property Summary

Guide Price: £800,000 - £825,000

A stunning and completely RENOVATED three bedroom Victorian terraced house, offered to the market by Propertyworld. This gorgeous property has been the subject of a full refurbishment of the highest quality, which combines a laser like focus on both the aesthetic and the finish. Combing high quality materials and superb workmanship, the house is that rare thing - a stunning interior with premium looks and a warm, cosy family house. Sitting opposite a community allotment, with lots of free parking, the house enjoys quiet yet convenient location on one of Sydenham's best roads. Fairlawn Park is a residential cul de sac, just off Sydenham Road, within easy access to all local amenities, shops, transport links and lots and lots of local eateries and parks. An early viewing is recommended, and the details include: from the outside, you are immediately struck but the beautifully restored brickwork and stone detail, giving the front elevation an elegant, handsome look that looks fresh but also connects the house with its Victorian heritage. The double reception is stunning with a bay window to front, 2 x feature fireplaces, high ceilings and a gorgeous, engineered wood floor. The kitchen opens directly into the rear garden through some beautiful bi fold doors and is a gorgeous family room. With an extensive range of high gloss wall and base units, fully integrated appliances, granite worktop, new boiler, and spotlights .. it's a room to let your inner Masterchef go wild. On the first floor, there are THREE DOUBLE bedrooms - all beautifully presented, spacious and flooded in light, plus a quite simply stunning bathroom. With a walk-in shower, three-piece suite, beautiful ceramic walls tiles and gold fittings, it's a special room. There is a large and convertible loft above (subject to planning and building regs). The rear garden is completely landscaped. The house includes NEW ELECTRCIS, NEW BOILER, WINDOWS & PLUMBING.

Sydenham Sales

020 8488 0011

[www.propertyworlduk.net](http://www.propertyworlduk.net)

## Property Summary

- Three bedroom house
- CHAIN FREE & FREEHOLD
- Completely RENOVATED
- Stunning interior
- High spec finish and workmanship
- Fabulous cul de sac location
- Landscaped rear garden
- Ready for immediate occupation
- New electrics, plumbing, windows and boiler
- EPCrating is C, council tax is E

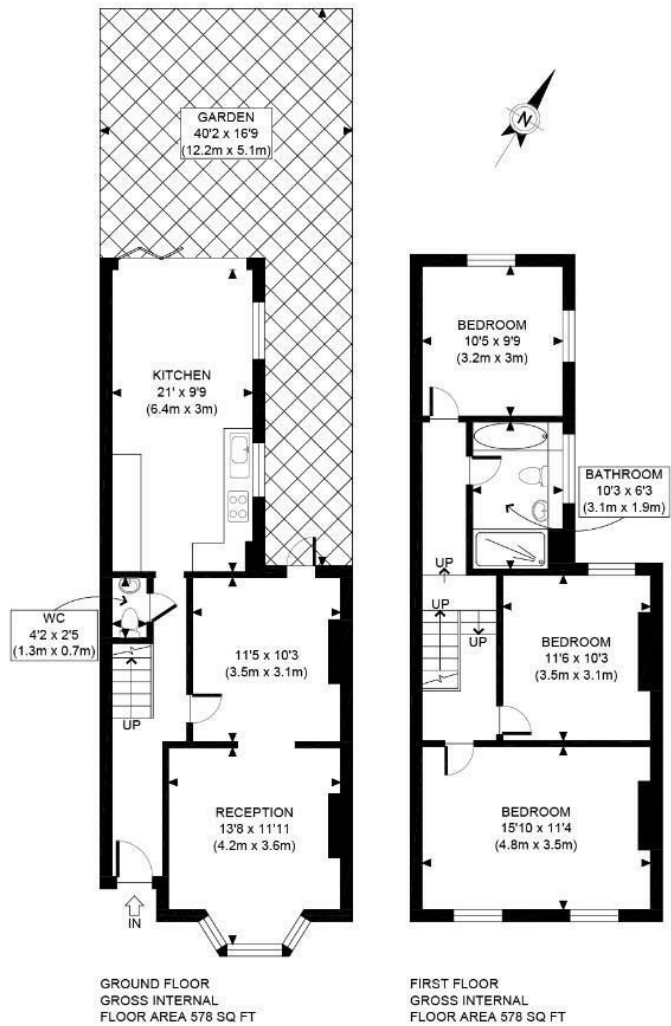
## Our Vendor Loves...

Our Vendor Loves....

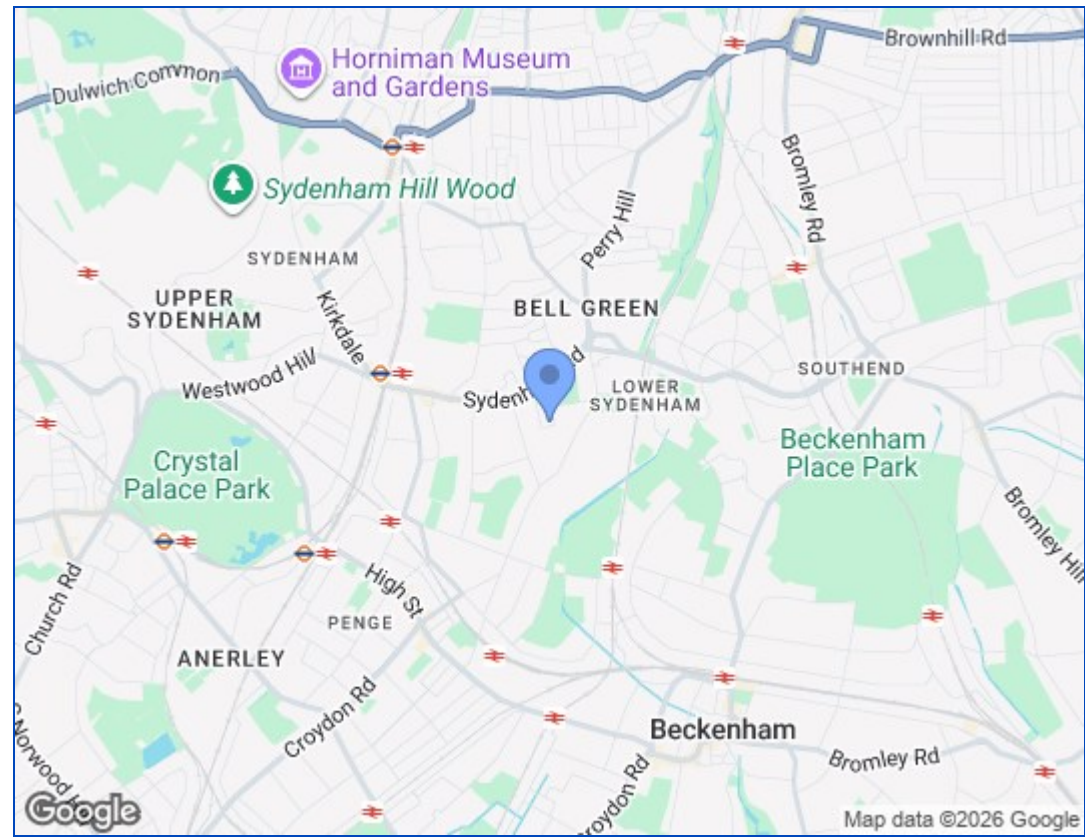
"We love the quietness of the location and the views across to the allotments. Parking bang outside is always possible. When we first saw the house, we were excited by the prospect of giving the house a fresh lease of life and a new chapter. We could see it had great bones, but needed a little injection of money, time and love to make it ready for a new family. We are really happy with the finish.







<b>APPROX. GROSS INTERNAL FLOOR AREA 1166 SQ FT / 107 SQM</b>	Farilawn road
<small>Disclaimer: Floor plan measurements are approximate and are for illustrative purposes only. While we do not doubt the floor plan accuracy and completeness, you or your advisors should conduct a careful, independent investigation of the property in respect of monetary valuation</small>	date: 11/11/25
	<b>photoplan</b>



Energy Efficiency Rating		Current	Potential
<small>Very energy efficient - lower running costs</small>			
(92 plus)	A		
(81-91)	B		
(69-80)	C		
(55-68)	D		
(39-54)	E	52	
(21-38)	F		
(1-20)	G		
<small>Not energy efficient - higher running costs</small>			
<b>England &amp; Wales</b>		EU Directive 2002/91/EC	

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