

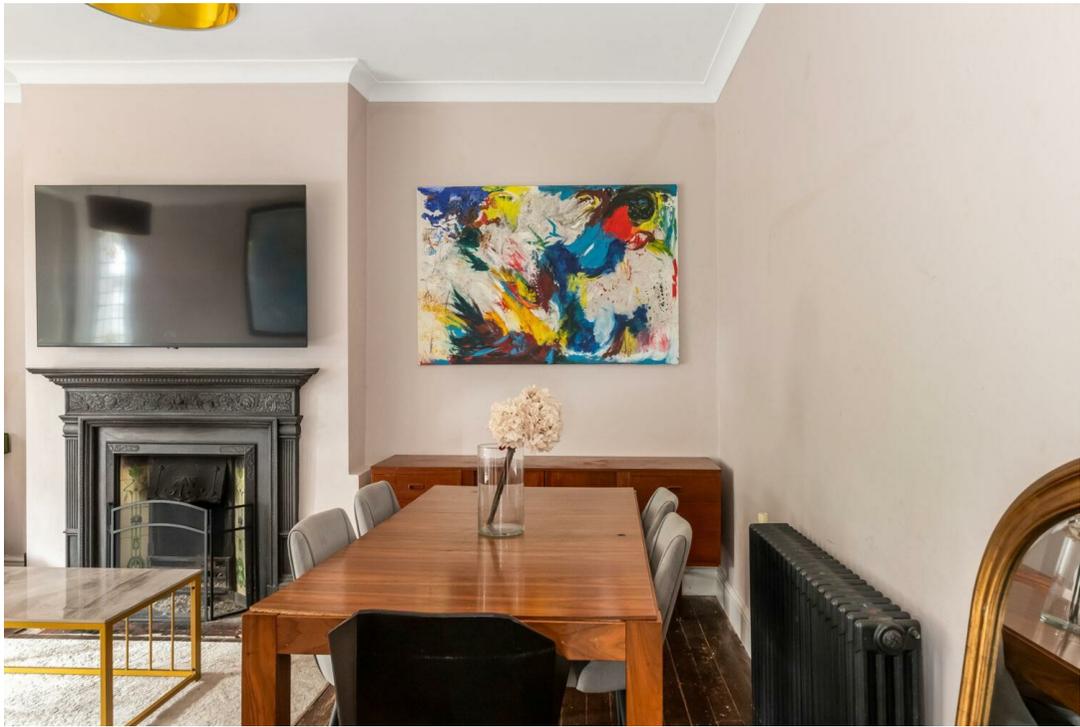


Bishopsthorpe Road, SE26 | £725,000

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In General

- The Thorpe Estate
- Superb Edwardian maisonette
- Reception of 20'5ft
- Kitchen / dining room
- Three bedrooms
- Bathroom
- Direct access to garden
- Excellent transport links
- Share of Freehold

In Detail

This superb three bed split level maisonette spans 1,130 sq ft across the ground floor of a beautiful red brick Edwardian building on Bishopsthorpe Road, one of Sydenham's most desirable, wide, leafy streets, moments from Mayow Park.

The home offers generous, free flowing living spaces, an abundance of natural light, and direct access to a rear garden which backs onto Mayow Park providing a vibrant, ever changing backdrop throughout the year.

The reception to the front measures 20'5ft and is a truly impressive space, with a wide square bay window framed with original stained glass detailing, superb high ceilings and a beautiful working fireplace for cosy evenings. At the heart of the home, the kitchen and dining area is ideal for socialising, with room for an eight seater table, wood block worktops, and a superb range cooker. From here sliding doors open onto the garden which is mainly lawned with mature and established borders.

There are three bedrooms, the primary benefitting from direct access to the garden, a second double bedroom and single which would also work well as a study.

This property combines historic charm with contemporary living, offering a rare opportunity to enjoy a spacious, light filled home in one of Sydenham's most desirable locations which all ensures easy access to excellent transport links including Sydenham and Forest Hill Overground and of course, the wonderful green open spaces of Mayow Park, where you will also find a Brown & Green cafe.

EPC: D | Council Tax Band: D | Lease: TBC Years remaining | SC: Ad hoc | GR: N/A | BI: TBC

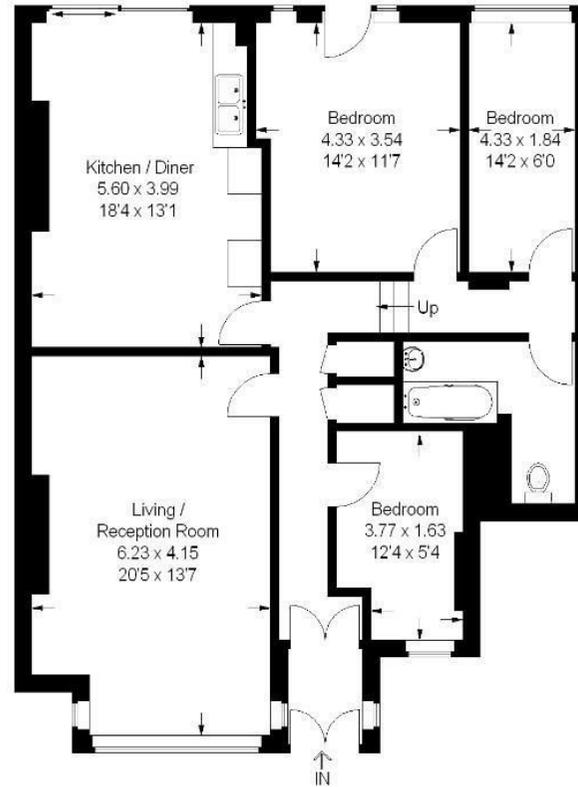


Floorplan

Bishopthorpe Road, SE26



Approximate Gross Internal Area
105 sq m / 1130 sq ft



Ground Floor

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defined by RICS - Code of Measuring Practice. Not to Scale

Energy Efficiency Rating	
Very energy efficient - lower running costs	Current
102 plus) A	63
(61-91) B	
(69-80) C	
(55-68) D	
(39-54) E	
(21-38) F	
(1-20) G	
Not energy efficient - higher running costs	75
England & Wales	EU Directive 2002/91/EC

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