



Queen Mary Road, London SE19 3NP

**welcome to**

## **Queen Mary Road, London**

A beautifully presented end-of-terrace period family home, arranged over four spacious floors and set on a charming tree-lined street. This elegant property is ideally located within easy walking distance of excellent transport links into central London, including Gipsy Hill and West Norwood rail stations, both offering direct services to London Victoria, London Bridge, and East Croydon in approximately 25–30 minutes. The area is also well served by numerous bus routes, including the 249, 417, 432, and 450, providing convenient access to nearby areas such as Brixton, Clapham Common, and West Croydon.



This elegant property offers stylish modern décor throughout and versatile living space, ideal for families or professionals. The top floor features a well-proportioned bedroom with ample natural light, while the second floor includes another spacious bedroom and a contemporary bathroom with a separate shower cubicle. On the first floor, you'll find a generous living room alongside a dedicated study—perfect for working from home or quiet reading space. The ground floor is a standout, featuring kitchen areas that flow into a dining and entertaining space, with direct access to a private garden—ideal for alfresco dining and summer gatherings. With generous internal space across all levels, this exceptional home combines period charm with modern comfort and functionality. An internal viewing is highly recommended to fully appreciate all that this property has to offer.

# QUEEN MARY ROAD

APPROXIMATE TOTAL INTERNAL FLOOR AREA: 1650 SQ FT - 153.30 SQ M

(INCLUDING RESTRICTED HEIGHT AREA)

APPROXIMATE GROSS INTERNAL FLOOR AREA OF RESTRICTED HEIGHT: 33 SQ FT - 3.06 SQ M



FOR ILLUSTRATION PURPOSES ONLY

THIS FLOOR PLAN SHOULD BE USED AS A GENERAL OUTLINE FOR GUIDANCE ONLY AND DOES NOT CONSTITUTE IN WHOLE OR IN PART AN OFFER OR CONTRACT. ANY INTENDING PURCHASER OR LESSEE SHOULD SATISFY THEMSELVES BY INSPECTION, SEARCHES, ENQUIRIES AND FULL SURVEY AS TO THE CORRECTNESS OF EACH STATEMENT. ANY AREAS, MEASUREMENTS OR DISTANCES QUOTED ARE APPROXIMATE AND SHOULD NOT BE USED TO VALUE A PROPERTY OR BE THE BASIS OF ANY SALE OR LET.

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## Queen Mary Road, London

- End Terrace
- Four-Storey Layout
- Private Garden
- No Onward Chain
- Excellent Transport Links
- Impressive Kitchen-Dining Room
- Generous Living Spaces

Tenure: Freehold EPC Rating: C  
Council Tax Band: D

offers in excess of  
**£600,000**



Please note the marker reflects the  
postcode not the actual property

**view this property online** [barnardmarcus.co.uk/Property/THH114525](https://barnardmarcus.co.uk/Property/THH114525)



Property Ref:  
THH114525 - 0004

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