



Woolstone Road, SE23 | £7,000 Per Month

02087029444

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

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# In General

- Seven bedrooms
- Four reception rooms
- 25ft dining room
- Separate fitted kitchen
- Underfloor heating
- Beautiful private rear garden
- Off-street parking
- Electric gates
- Marble flooring
- Close to excellent transport links

# In Detail

A truly exceptional seven-bedroom detached home to let on the highly sought-after Woolstone Road, complete with a beautifully landscaped private rear garden.

Spanning over 3,800 sq ft, this impressive property offers an abundance of living space, including four spacious reception rooms, a stunning 25ft dining room, a fitted study, utility room, and WC. The home also features a separate fitted kitchen, which opens directly onto the beautifully maintained rear garden, complete with a charming summer house — perfect for entertaining and outdoor living.

The property comprises seven generously sized bedrooms, including a superb principal suite with en-suite bathroom, alongside two additional modern bathroom suites.

Further benefits include off-street parking with electric gates, air conditioning, CCTV, underfloor heating, side access, double glazing throughout, a Harvey water softener, built-in storage, high ceilings, shutters, marble flooring, elegant cornicing and marble fireplaces, as well as an abundance of natural light throughout.

Ideally located approximately 0.8 miles from Forest Hill station, the property offers excellent transport links into London Bridge, Victoria, Canada Water, Canary Wharf, Shoreditch, Whitechapel, Highbury & Islington, and many other key London destinations. A wide selection of local amenities, including popular restaurants, cafés, coffee shops, and gastro pubs, are also just a short walk away.

Early viewings are highly recommended. Please contact the Pedder Forest Hill team today to arrange a viewing.

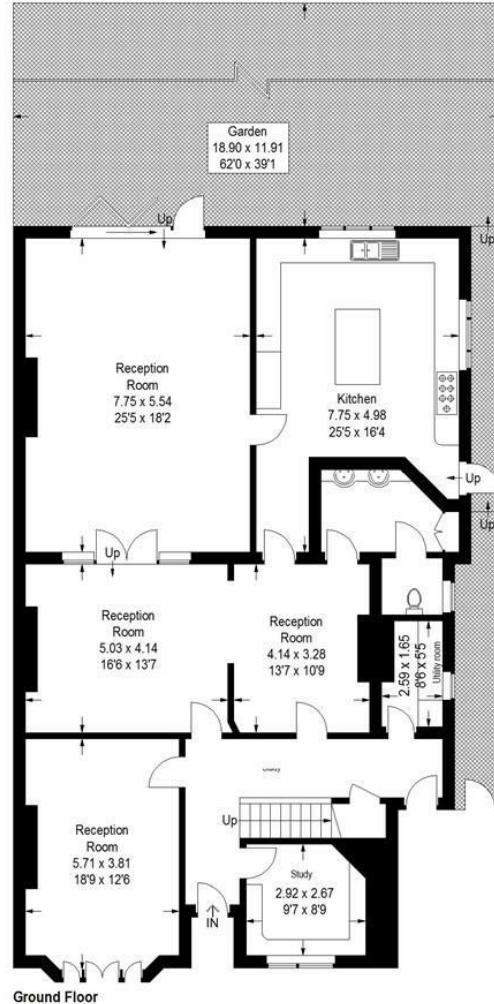
EPC: D | Council Tax Band: G | Available mid-June | Unfurnished | SD: £9,692.31 | HD: £1,615.38



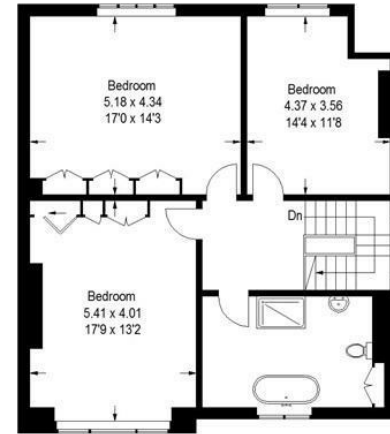
# Floorplan

## Woolstone Road, SE24

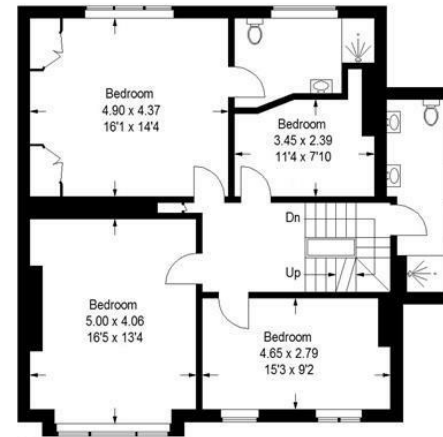
Approximate Gross Internal Area  
 Ground Floor = 178.9 sq m / 1926 sq ft  
 First Floor = 92.8 sq m / 999 sq ft  
 Second Floor = 85.8 sq m / 923 sq ft  
 Total = 357.5 sq m / 3848 sq ft



Ground Floor



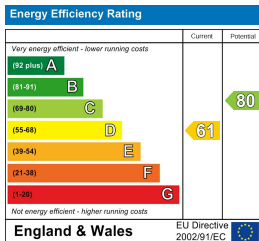
Second Floor



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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