



Adamsrill Road SE26
OIEO £500,000

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In general

- Stunning ground floor maisonette
- Private entrance
- Private landscaped garden
- Kitchen / dining room
- Utility room
- 2 Double bedrooms
- Wet room with underfloor heating
- Period features
- Great transport links
- Very close to Mayow Park
- Share of Freehold

In detail

A exceptional ground floor Edwardian two double bedroom maisonette with private south facing garden available within close proximity of Mayow Park.

The current owners have remodelled and modernised this inviting home injecting atmosphere, character and warmth by utilising a harmonious colour scheme, signature pieces and quality fittings.

Arranged on the ground floor, this high specification property boasts a large reception with a beautiful fireplace, original floorboards and shutters, a contemporary fully integrated kitchen breakfast room with doors opening directly onto the beautifully landscaped garden, perfect for alfresco dining and entertaining. The wet room is contemporary and stylish, benefiting from underfloor heating and a heated mirror. Further benefits include a private entrance. Property is being sold with a share of freehold.

In summary, a property that really needs to be viewed to be fully appreciated.

Adamsrill Road is one of the most desirable roads in the area, pretty and tree lined, within close proximity of the high street, numerous coffee shops, restaurants and shopping facilities, as well as both Sydenham and Forest Hill stations. EPC - F

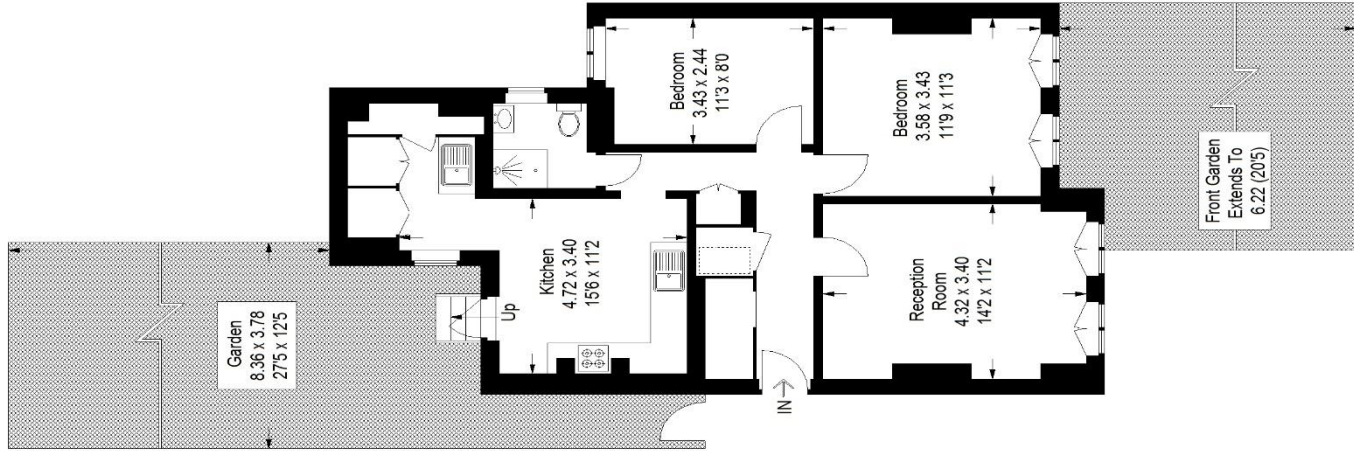


Floorplan

Adamsrill Road, SE26

Approximate Gross Internal Area

70.3 sq m / 757 sq ft



Ground Floor

□ = Reduced headroom below 1.5 m / 5'0

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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.

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		74 C
55-68	D		
39-54	E		
21-38	F	23 F	
1-20	G		

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