



Pyrmont Grove SE27
OIEO £750,000

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In general

- End of Terrace
- Two Luxury bathroom
- Stylish kitchen
- Open plan kitchen/lounge
- Solar Panels
- Downstairs WC
- Underfloor heating
- Fantastic location
- Chain Free
- Freehold
- Good energy rating: B

In detail

We are delighted to bring to the market this lovely end of terrace, three double bedroom house on Pymont Grove, presented in beautiful order in West Norwood, SE27.

Offering three bedrooms, two bathrooms, downstairs WC with both side and rear garden areas, this purpose built terraced house is ideally located to the West of Norwood Road with a host of local amenities. The area provides a host of bars/cafes, restaurants and shops, including the new Picturehouse Cinema and modern library. Excellent local schools are well-sought after as well as a number of local parks and gardens.

Access into central London and the City is via West Norwood station and Tulse Hill station offering regular services into London Bridge, London Victoria and London Blackfriars as well as other Thameslink connections. There are local buses providing access into the neighbouring Streatham, Brixton, Herne Hill and Dulwich.

EPC: B | Council Tax Band: E



Floorplan

Pymount Grove SE27

Approximate Gross Internal Area


Ground Floor = 40.8 sq m / 439 sq ft

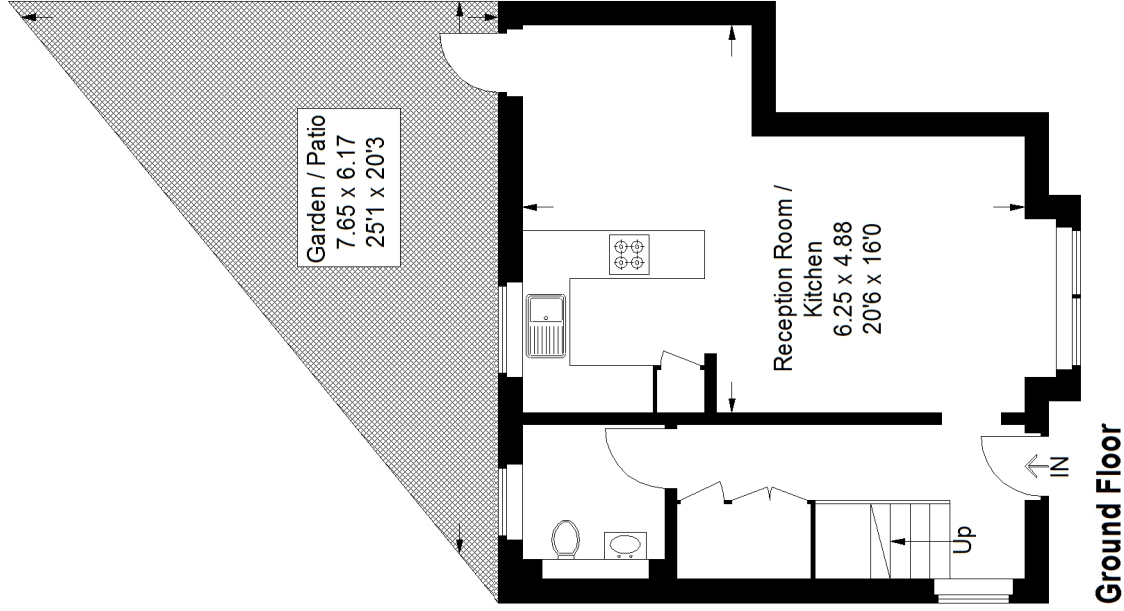
First Floor = 40.4 sq m / 435 sq ft

Second Floor = 27.6 sq m / 297 sq ft

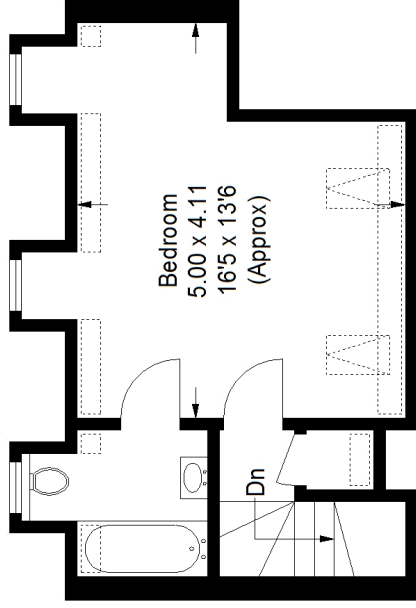
Total = 108.8 sq m / 1171 sq ft



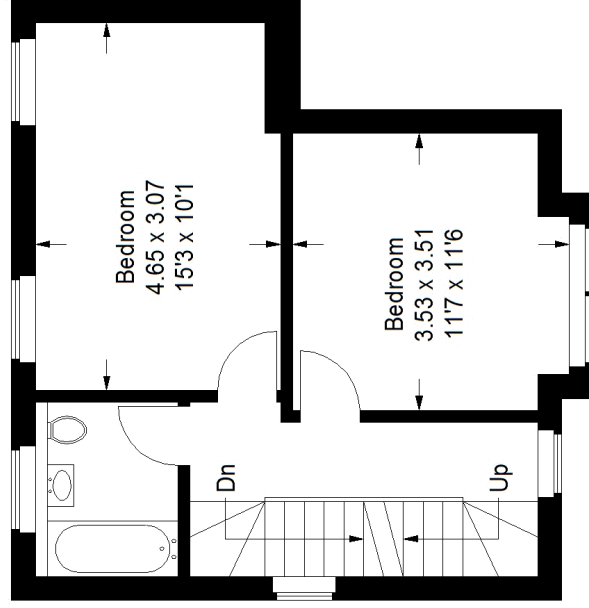
 = Reduced headroom below 1.5 m / 50



Ground Floor



Second Floor



First Floor

This plan is for layout guidance only. Not drawn to scale unless stated. Windows and door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them. (ID841931)

Score	Energy rating	Current	Potential
92+	A		
81-91	B	89 B	91 B
69-80	C		
55-68	D		
39-54	E		
21-38	F		
1-20	G		

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