



Ashleigh Mews, SE15  
£850,000

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# In detail

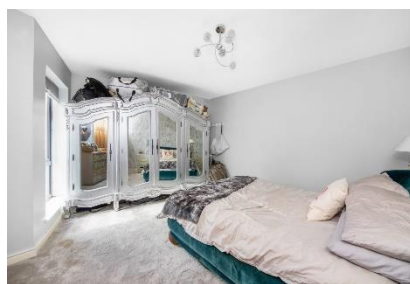
## Our Vendor Says .....

"We have loved our time at Ashleigh Mews, and we absolutely love the area. There is so much here, with Bellenden Road and Lordship Lane a stones throw away. We are big foodies and we are spoilt for choice with Made of Dough, Begging Bowl, Artusi and the Montpelier to name just a tiny selection! We also love to grab an ice cream from Fabulous Fire and Ice on our way to walk the dog around Peckham Common or Goose Green. It's super easy to get anywhere in London too, with Peckham Rye and East Dulwich stations both only 10 minutes' walk. Our house has been a fabulous place to entertain over the past 6 years and we have had many great parties and BBQs - the open plan living and huge sliding doors on to the garden are made for hosting!! We will miss our little slice of village life in London, including our lovely neighbours - the Mews is a real community - but the time has come to move closer to family out of London with our own growing family."

Beautiful three-bedroom modern house in this gated development enviably located between East Dulwich and Peckham Rye.

Ashleigh Mews is set back from Oglander Road behind charming iron gates and offers easy access into the amenities of both Bellenden Road and Lordship Lane for its bars, restaurants and independent shops as well as the array of green spaces, local parks and excellent schools. Those needing access to The City and West End have options from East Dulwich station (0.5 miles) and Peckham Rye station (0.5 miles) as well as bus connections into the neighbouring Dulwich Village, Camberwell and New Cross.

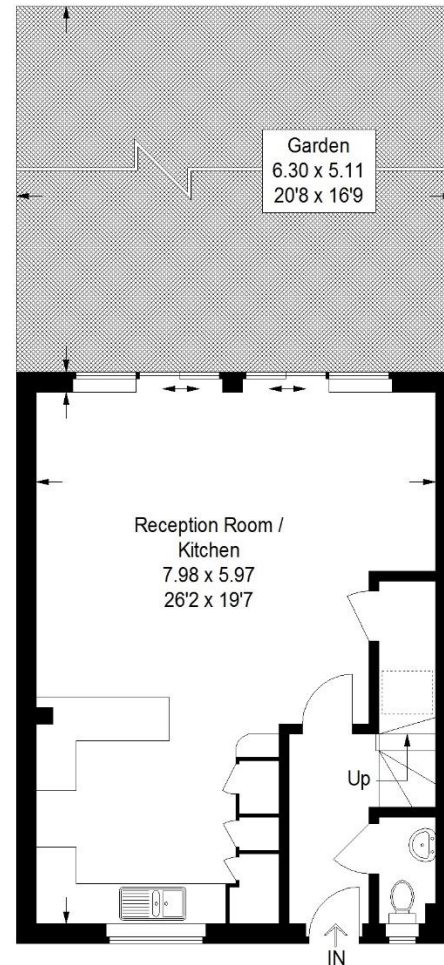
Boasting over 1050 Sq Ft of internal space in immaculate condition throughout. The 26 x 19ft open plan kitchen-reception creates a sensational entertaining space as it opens out through sliding doors onto the 20ft private courtyard garden. Upstairs to two large double bedrooms and a decent third bedroom or study as well as the family bathroom. The 14 x 12 foot master bedroom enjoys a spacious en-suite shower room.






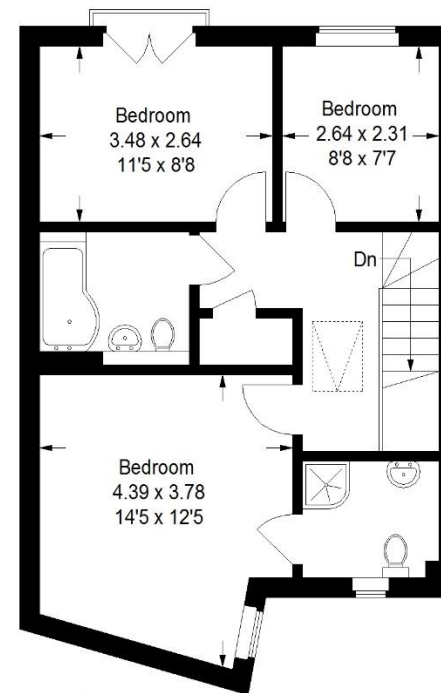
# Ashleigh Mews SE15

Approximate Gross Internal Area  
 Ground Floor = 48.7 sq m / 524 sq ft  
 First Floor = 51.3 sq m / 552 sq ft  
 Total = 100.0 sq m / 1076 sq ft



**Ground Floor**

 = Reduced headroom below 1.5 m / 5'0



**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,  
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