



Elmwood Road SE24  
Guide £1,650,000

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# In general

- Sought After Residential Road
- 2 Reception Rooms
- 5 Double Bedrooms
- Bathroom & Shower Room
- Host Of Original Features
- Minutes From Sunray Gardens
- Serviced By North Dulwich & Herne Hill Stations

# In detail

A rare opportunity to acquire this five bedroom, two bathroom End of Terrace house for sale on Elmwood Road, a quiet tree-lined residential road within the 'North Dulwich Triangle'.

Having been in the same family for over 60 years the property is neutrally decorated throughout and retains a host of original features to include marble & cast iron fireplaces, picture rails and cornicing.

The accommodation comprises a spacious reception room with large bay window to front, kitchen, utility room & separate wc, cellar with great storage, and rear reception/formal dining room with french doors onto the garden. On the first floor landing are three original built-in storage cupboards, two double bedrooms and family bathroom, and on the upper levels three further double bedrooms and a shower room.

The rear garden is mainly laid to lawn with mature shrub borders and is well screened to the rear.

Herne Hill centre offers a popular selection of restaurant & shopping amenities, railway station (Victoria, Thameslink, Blackfriars) and the delights of Brockwell Park with its cafe & lido. Sunray Gardens is just yards away with its lake, children's play area and tennis courts. North Dulwich railway station also serves the location (London Bridge). Early viewings are highly recommended.

EPC:





# Floorplan

## Elmwood Road SE24

Approximate Gross Internal Area

Lower Ground Floor = 79.4 sq m / 855 sq ft

Ground Floor = 79.1 sq m / 851 sq ft

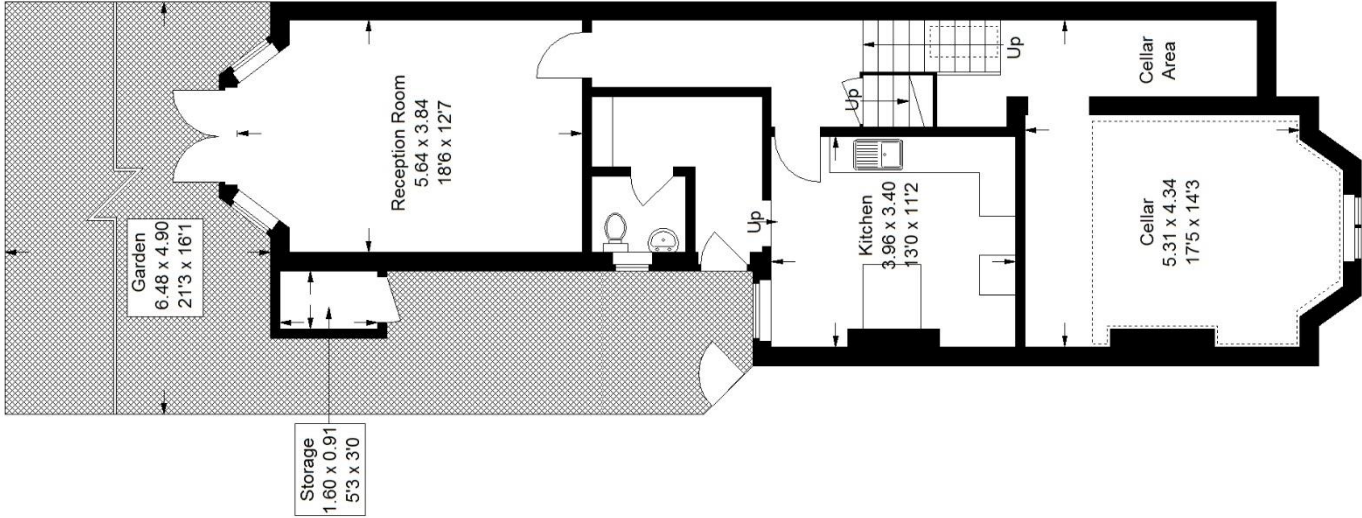
First Floor (Excluding Eaves)

67.7 sq m / 621 sq ft

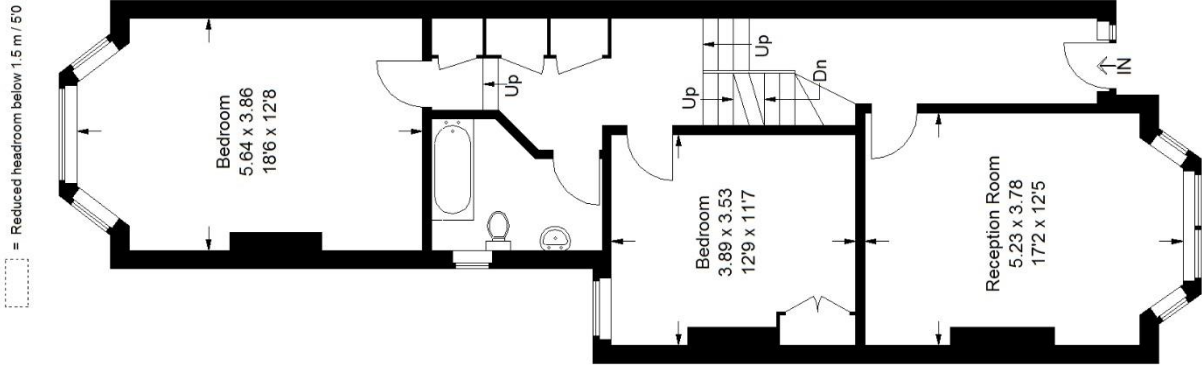
Second Floor = 24.4 sq m / 262 sq ft

Total (Excluding Storage)

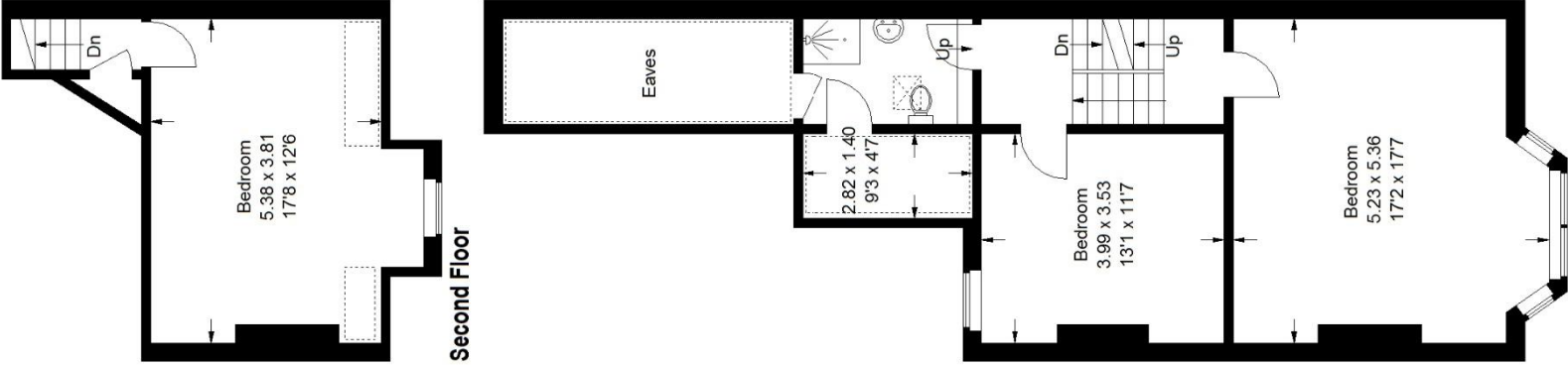
240.6 sq m / 2589 sq ft



Lower Ground Floor



Ground Floor



First Floor

Second Floor

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 Not drawn to Scale. Windows and door openings are approximate. Please check all dimensions,  
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