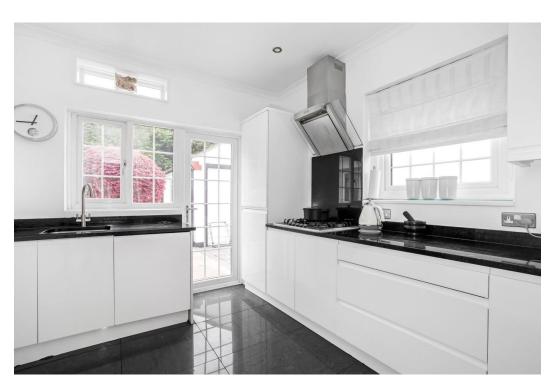


Waddington Way SE19 £800,000

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## In general

- Detached family house
- Four bedrooms plus study
- Modern kitchen with integrated appliances
- Off street parking and a garage
- Large through lounge / diner
- Separate garden room
- Tastefully decorated throughout

## In detail

A beautifully presented and much upgraded four bedroom detached house positioned on a popular residential road nearby Downsview Primary School.

This tastefully finished property has been extended beyond the original build to offer well proportioned accommodation which could present an ideal long-term opportunity for a young or growing family.

Notable points include a white high gloss handle-less kitchen with integrated appliances and granite surfaces, a 29 ft 9 through reception room, a garden room with double doors to a patio seating area, a downstairs study (ideal for home working), four first floor bedrooms with plenty of fitted storage, plantation shutters, and a fully tiled modernised bathroom.

Externally there is a well manicured rear garden with mature planting and a pergola, off street parking for two cars and a detached garage.

This location is well placed for both Downsview Primary School and Harris Academy, as well as green open spaces, and access to Norbury rails link for London Bridge and Victoria.

This immaculate property should be viewed to be appreciated.



















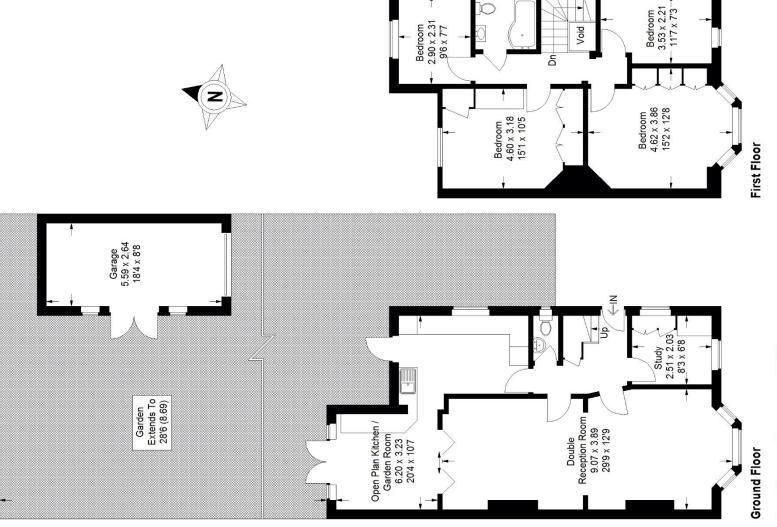




## Floorplan

## Waddington Way, SE19

Approximate Gross Internal Area Ground Floor = 70.0 sq m / 763 sq ft First Floor (Excluding Void) 67.8 sq m / 622 sq ft Garage = 16.4 sq m / 166 sq ft Total = 143.2 sq m / 1641 sq ft



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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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