



Dacres Road, SE23
OIEO £580,000

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In general

- Offered chain free
- Large front reception room
- Neutral bathroom suite
- Three bedrooms
- Conservatory which leads directly onto the private garden
- Plenty of storage
- Potential loft conversion and driveway (STPP)
- Original features
- 0.3 miles from Forest Hill station
- Close to local amenities

In detail

A charming three bedroom terraced house for sale on the well-located Dacres Road with a private rear garden offered chain free.

This property comprises a large front reception room, a separate fitted kitchen, a dining room, conservatory which leads directly onto the private garden, a neutral bathroom suite, three bedrooms and a large private rear garden.

Further benefits include plenty of storage, an abundance of light, many original features, potential loft conversion and driveway (STPP) and so much more.

Located approximately 0.3 miles from Forest Hill station, the property offers fantastic transport links into London Bridge, Canada Water, Shoreditch, Whitechapel, Highbury and Islington and many other locations. It is also just a short walk to various amenities including a variety of restaurants, coffee shops, cafes, gastro pubs, parks and very popular local schools.

Viewings are highly recommended, call the Pedder Forest Hill sales team to arrange a viewing today.

EPC: D | Council Tax Band: D



Floorplan

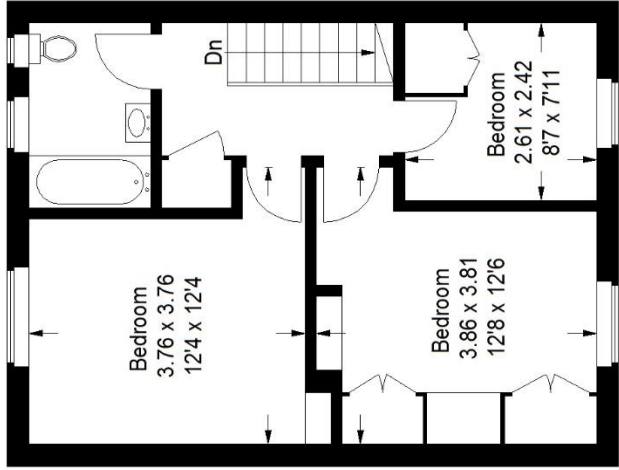
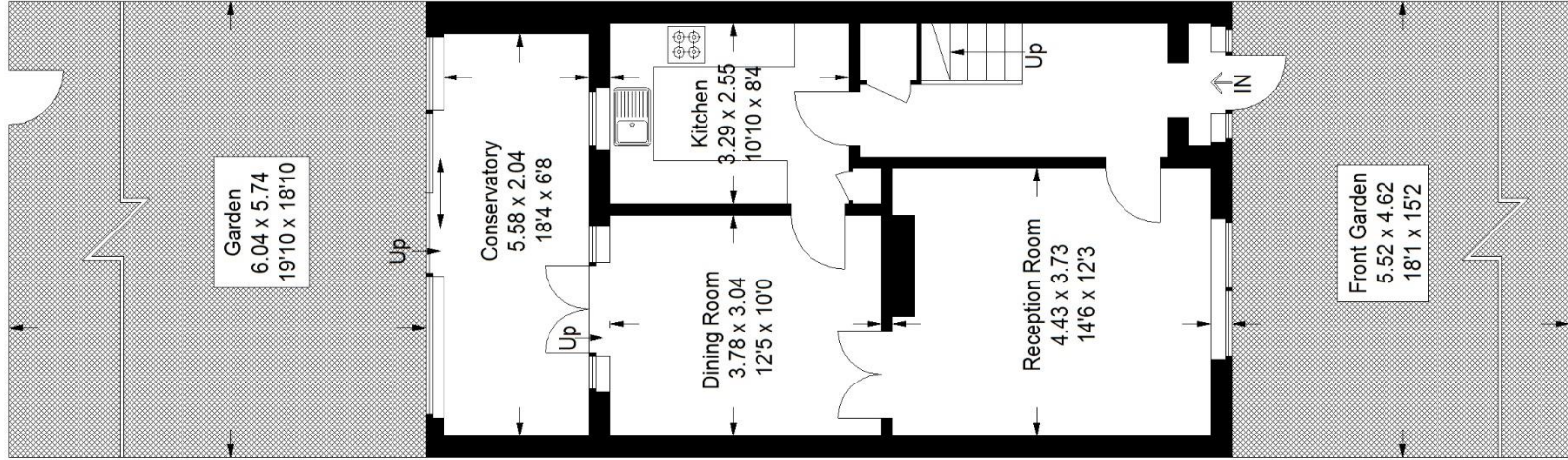
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Approximate Gross Internal Area

Ground Floor = 60.6 sq m / 652 sq ft

First Floor = 43.9 sq m / 473 sq ft

Total = 104.5 sq m / 1125 sq ft



First Floor

Ground Floor

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		
55-68	D	65 D	80 C
39-54	E		
21-38	F		
1-20	G		

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