



Westwood Park SE23
OIEO £1,250,000

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In general

- Six double bedrooms
- Huge private rear garden
- Set over 2,400 Sq Ft
- Separate fitted kitchen
- Through reception room
- Three bathroom suites
- Off street parking and large garage
- Period features
- Close to excellent transport links
- Nearby popular schools

In detail

An incredible six bedroom double fronted family home for sale on the very popular Westwood Park with a stunning private rear garden.

Set over three floors and 2,400 sq ft, this wonderful property comprises a spacious through reception room, dining room, separate fitted kitchen, utility room, three bathrooms, ground floor WC, six double bedrooms and a beautifully maintained private rear garden. Further benefits include a large garage, off street parking, cellar, an abundance of period features, large spacious landing, plenty of storage and plenty of light throughout.

The property is situated approximately 0.6 miles to Forest Hill station offering excellent 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 popular schools, restaurants, coffee shops, cafes, gastro pubs and the amazing Horniman Museum and Gardens. EPC: D.

Call the Pedder Forest Hill sales team to arrange a viewing today.



Floorplan

Westwood Park SE23

Approximate Gross Internal Area

Cellar = 8.6 sq m / 93 sq ft

Ground Floor (Including Garage)

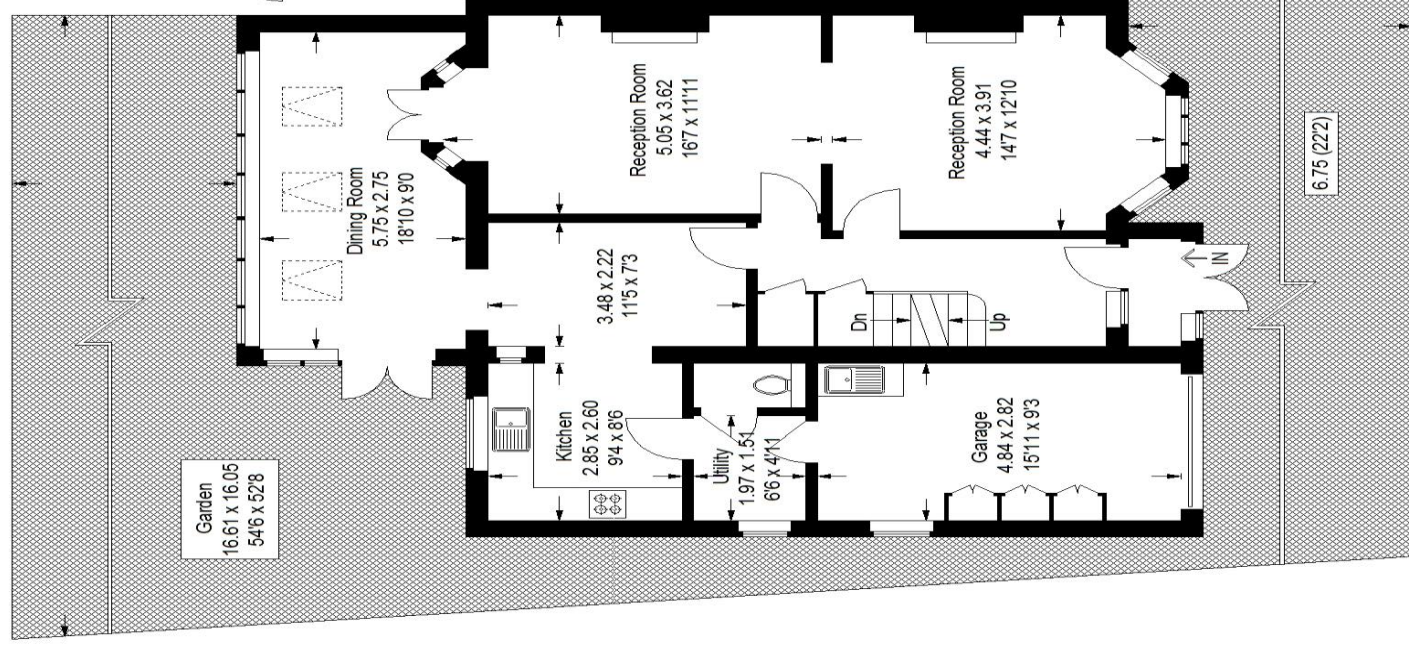
100.7 sq m / 1084 sq ft

First Floor = 79.3 sq m / 854 sq ft

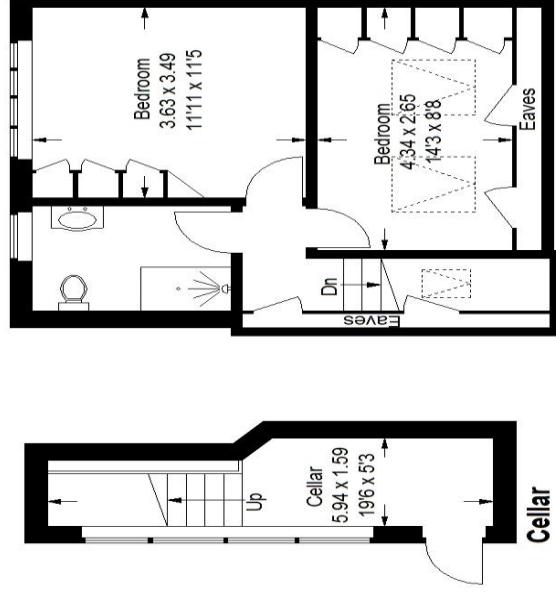
Second Floor (Excluding Eaves)

35.7 sq m / 384 sq ft

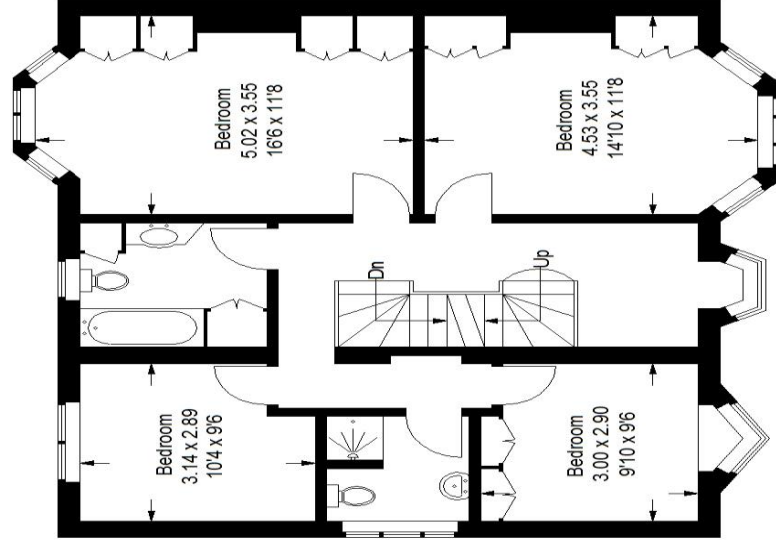
Total = 224.3 sq m / 2415 sq ft



Ground Floor



Second Floor



First Floor

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		69 C
55-68	D	59 D	
39-54	E		
21-38	F		
1-20	G		

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