



Spa Hill, SE19
£480,000

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In general

- Three double bedrooms
- No onward chain
- Backs onto allotments
- Separate first floor shower room
- Stripped wood flooring
- Requires cosmetic upgrade

In detail

A three bedroom Victorian house backing onto allotments and available for sale with no onward chain.

This property requires cosmetic modernisation and offers the opportunity to be remodelled, upgraded, or extended (STP) to suit a new owner. The accommodation totals 1244 sq ft / 115.6 sq m and benefits from a bonus loft room which could make for a great study or hobby area, also a downstairs bathroom and a first floor shower room. A 24ft 10 dual aspect through lounge includes stripped wood flooring, a light bay window and a door to outside, whilst a 15ft kitchen / dinner is a transformable central heart of the home - ideal for those who enjoy cooking or entertaining. The remainder of the house includes three double bedrooms, a newly fitted boiler, and a 34ft rear garden with rear access.

Spa Hill is primarily served by Gipsy Hill, Norbury, and Thornton Heath rail links, as well as bus routes along the road. If schools are a consideration then Downsview, All Saints, and David Livingstone Primaries are all within proximity.

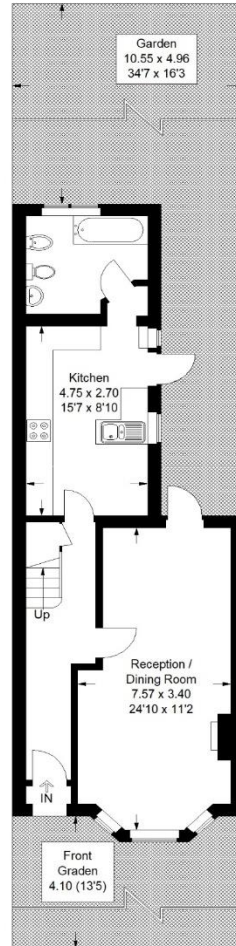
EPC: D | Council Tax Band: D



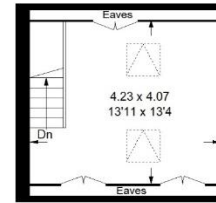
Floorplan

Spa Hill SE19

Approximate Gross Internal Area
 Ground Floor = 53.4 sq m / 575 sq ft
 First Floor = 45.0 sq m / 484 sq ft
 Second Floor (Excluding Eaves)
 17.2 sq m / 185 sq ft
 Total = 115.6 sq m / 1244 sq ft



Ground Floor

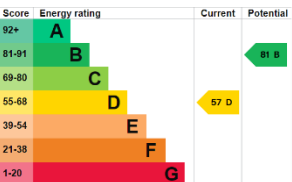


Second Floor



First Floor

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