



Cheviot Road, SE27 | Offers In Excess Of £700,000

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# In General

- Detached home
- Three double bedrooms
- Large kitchen/dining area
- Wrap around garden
- Two luxury bathrooms
- Loft room/storage
- Beautifully presented
- Off street parking
- Sold with vacant possession
- Fantastic transport links

# In Detail

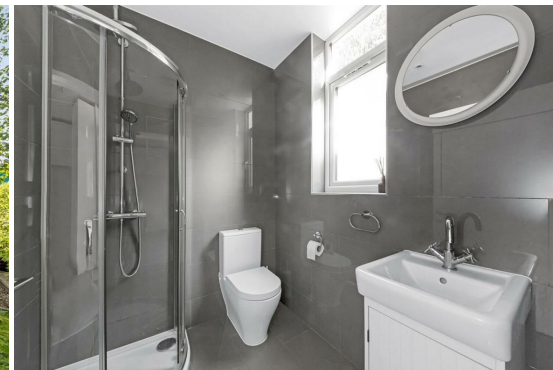
Presented to the market is this delightful, charming three bedroom home on the popular Cheviot Road, a quiet tree-lined residential road in West Norwood, SE27

Tucked away from the High Street, this unique detached home comprises a great sized living space with a very bright and spacious reception room, large modern fitted kitchen diner, three double bedrooms, two luxury bathrooms, there is also the benefit of off street parking and sold with vacant possession.

The local area of West Norwood includes an excellent choice of local amenities. A selection of gastro pubs, restaurants, and cafes line the high street and the property benefits from being close to a variety of schools and nurseries. The area also provides access to the local library, picture house cinema, art gallery and much more. West Norwood has excellent transport links into central London via West Norwood, Tulse Hill and Streatham Hill. In addition to an array of bus services.

Early viewing recommended.

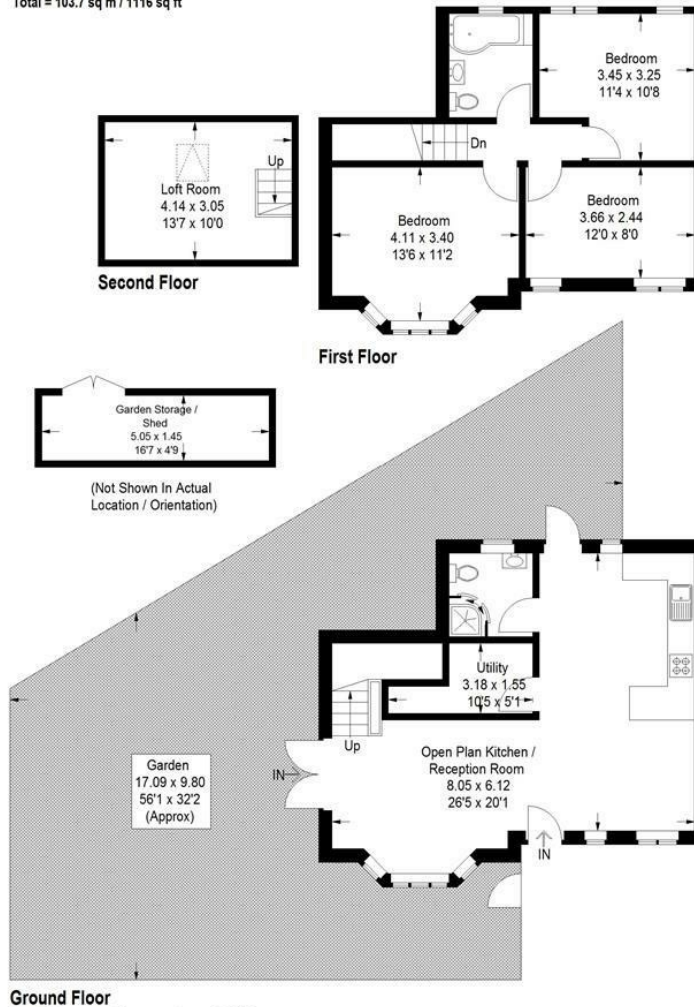
EPC: C | Council Tax Band: E



# Floorplan

## Cheviot Road, SE27

Approximate Gross Internal Area  
 Ground Floor (Excluding Garden Storage / Shed)  
 47.6 sq m / 512 sq ft  
 First Floor = 43.4 sq m / 467 sq ft  
 Second Floor = 12.7 sq m / 137 sq ft  
 Total = 103.7 sq m / 1116 sq ft



### Ground Floor

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 These plans are for representation purposes only as defined by RICS - Code of Measuring Practice.  
 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.

Energy Efficiency Rating	Current	Potential
Very energy efficient - lower running costs		
102 plus) <b>A</b>		
81-101) <b>B</b>		
69-80) <b>C</b>		
55-68) <b>D</b>		
39-54) <b>E</b>		
21-38) <b>F</b>		
1-20) <b>G</b>		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

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