



Westwood Hill, SE26
£325,000

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In general

- In need of modernisation
- 873 sq ft / 81.1 sq mtr
- Reception with doors onto private patio
- South facing communal gardens beyond
- Kitchen
- Two bedrooms
- Bathroom
- No chain
- Sold with Tenants in situ

In detail

SOLD BY SECURE SALE ONLINE BIDDING: Terms & Conditions apply. Starting bids at £350,000.

Set within an imposing four storey detached Victorian building is this two bed ground floor maisonette, with private outside space, located within close proximity of Crystal Palace Park and excellent transport links.

Entry to the property is through a private entrance to the side of the building, which opens into a large hallway with wonderful high ceilings.

Comprising a superb reception of 17'1 x 15'1 ft with French doors opening onto the private south facing patio and communal gardens beyond, the kitchen provides ample storage and work surfaces, there is a master bedroom with a beautiful bay window allowing for an abundance of natural light, a second bedroom which works well as a guest room / study, and a bathroom.

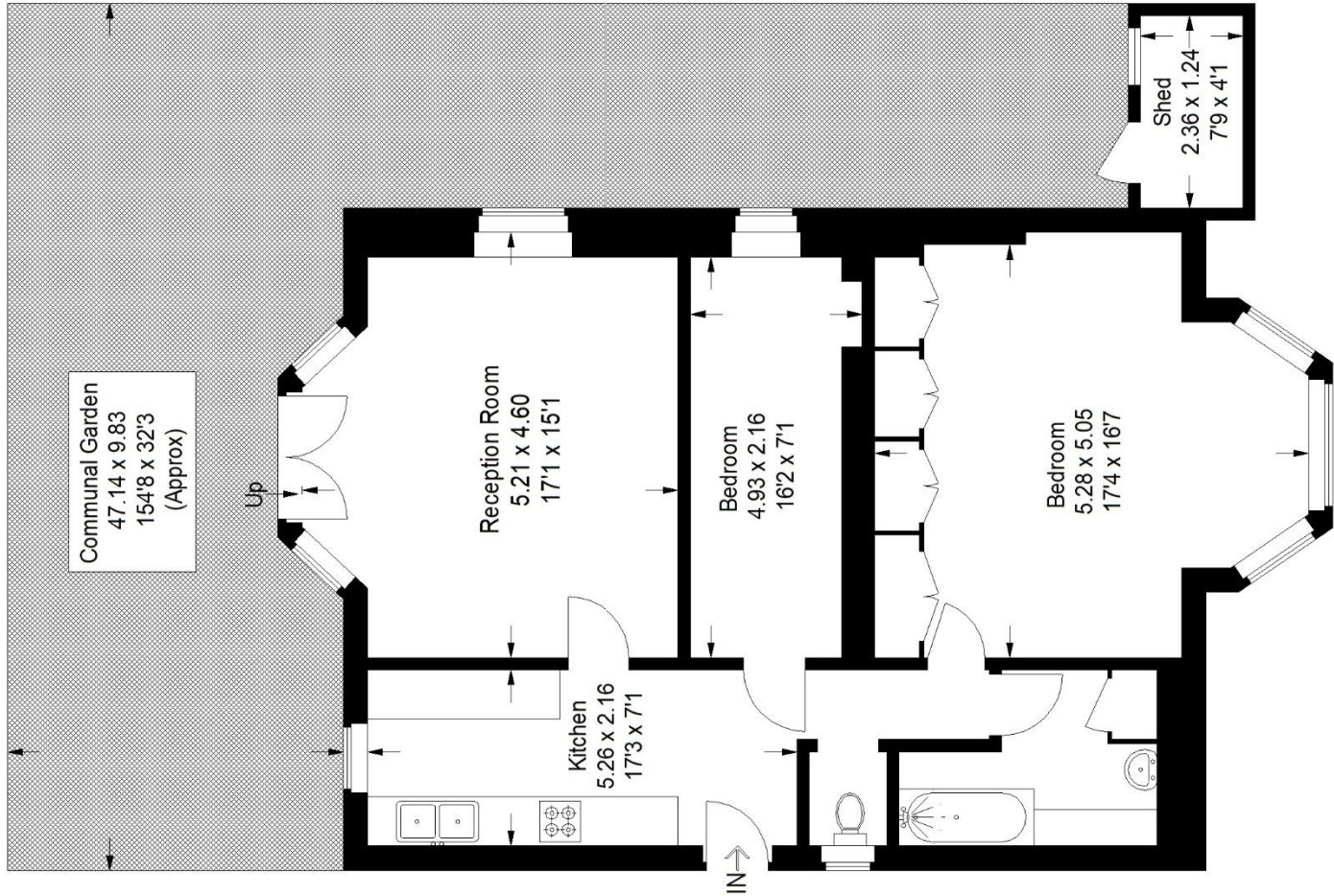
This property presents a unique opportunity for an incoming purchaser to recreate a space to suit their own tastes and needs.

EPC: D | Council Tax Band: C | Lease: TBC | SC: TBC | GR: TBC | BI: TBC



Floorplan

Westwood Hill, SE26
Approximate Gross Internal Area
(Excluding Shed)
81.1 sq m / 873 sq ft



Lower 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.

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		
55-68	D	60 D	77 C
39-54	E		
21-38	F		
1-20	G		

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