C James & Co - Tooting

SALES AND LETTINGS SPECIALISTS

62 Canterbury Grove, West Norwood, SE27 0PA

Offers in the region of £1,200,000

This is the first time this beautifully presented and much loved family home has been for sale in nearly a quarter of a century. Late Victorian, or early Edwardian, it has beautiful moulded ceiling detailing along with other period features.

The entrance hall is wide and big enough to nearly warrant being called a room in its own right and has original style black and white tiled flooring. Arranged over three floors it has six bedrooms and a good size walk-in dressing room. This room, depending on your needs, could be used as a seventh bedroom.

On the ground floor there is a sitting room, a separate office and a spacious kitchen/diner come family living area. For those wishing to increase the living space there is a spacious bathroom and utility area that could be incorporated into the living area if so desired.

There is a useful passageway that runs under the house from front to rear gardens for those who like bicycles and it is also handy for gardening and building works.

This wonderful family home is easy walking distance from West Norwood Station and all the other amenities this increasingly sought after area has to offer. Its large houses are attracting buyers from areas such as Clapham and Balham who can see the transformation and know that there are well regarded schools in the vicinity.

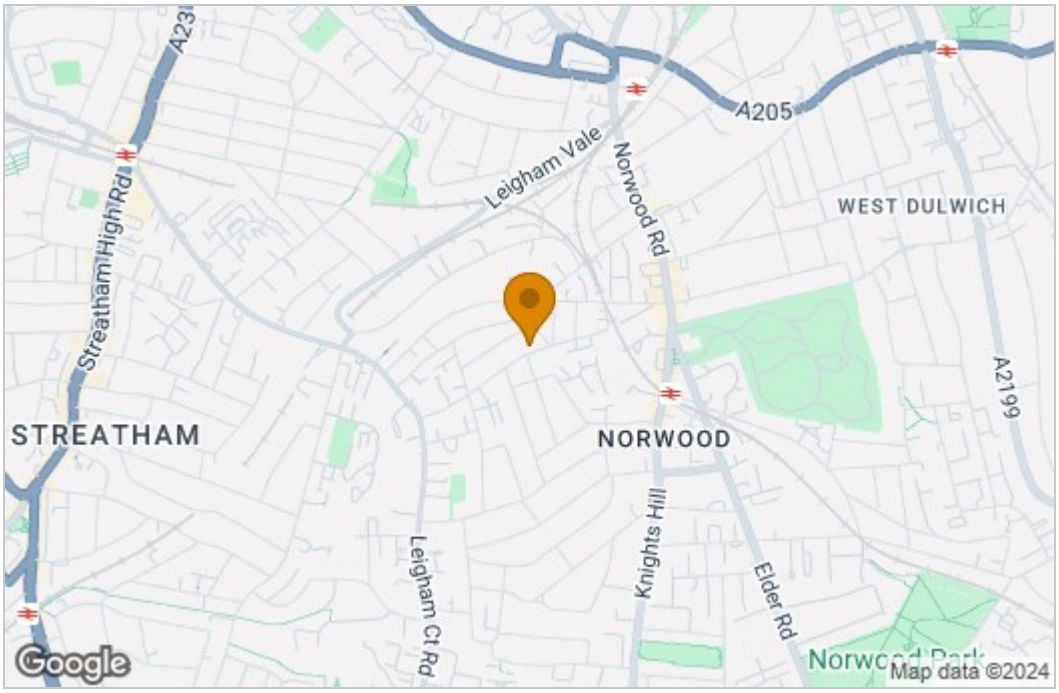
London borough of Lambeth Freehold
Council Tax band F £2398.00 P/A

Floor Plan

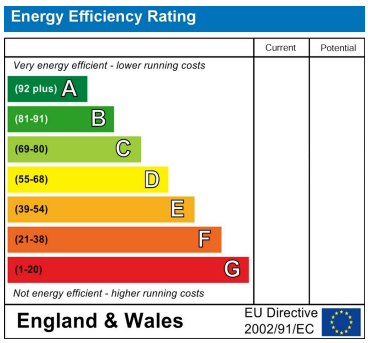
Total area: approx. 231.8 sq. metres (2494.8 sq. feet)

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error,omission or mis-statement. This plan is for illustrative purposes only. Plan produced using PlanUp.

Area Map



Energy Efficiency Graph



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