



County Grove, London, SE5

£1,195,000 Freehold

A charming five-bedroom terraced Victorian family house situated close to Myatts Field Park. This house benefits from an East facing garden and spans almost 2000 SQ/FT over three floors. EPC rating E.



LOCATION

The house is located on Country Grove which is just off Camberwell New Road, only a short walk from Camberwell Green and Myatt's Field Park. The house is very well located for the trendy gastro pubs, bars and many eateries of Camberwell, Peckham and Brixton. Regular bus routes are within easy reach.

DESCRIPTION

Enter the house on the ground floor of this delightful Victorian building through a rather grand entrance, and you are immediately presented with vast amounts of living space in the form of a beautiful double reception spanning from the front of the house to the rear. There is a Victorian bay window at the front, both rooms have cornicing, picture rail, ample storage in the form of shelves and wooden flooring. The back part of the reception room has French doors which provide access to the garden.

The kitchen in the outrigger is a contemporary and well sized with integrated electric fan-powered oven and microwave, induction hob with extraction, dishwasher and large sink with plenty of worktop space and storage offered. There is more than enough space to accommodate a kitchen table and large fridge/freezer. The kitchen leads out to a sizeable rear private garden, this house offers the possibility of a side return extension for those wishing to add space STPP. Also on this floor is downstairs W.C. and utility room and a small basement offering useful additional storage.

The first floor offers a beautiful master bedroom with ensuite bathroom at the front. The bedroom is bright and spacious with an abundance of built in storage already in place. The bathroom attached houses a bath with overhead shower, sink, towel rail and W.C. Behind sits two equally sized double bedrooms separated by the modern tiled family bathroom.

The second-floor features two further double bedrooms with the larger of the two found at the front. Both provide ample space for double beds and additional free-standing furniture.

UTILITIES

Electricity – mains connected
Gas – mains connected
Water – mains connected
Heating – gas central heating
Sewerage – mains connected
Broadband – Full Fibre

LOCAL AUTHORITY

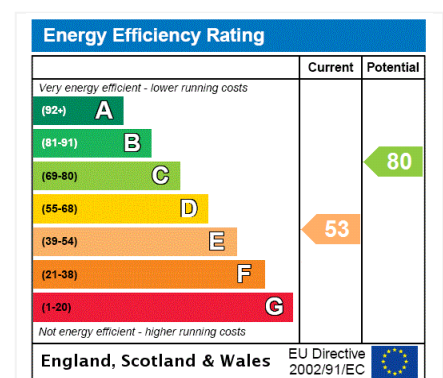
Southwark Council
Council Tax Band F

TENURE

Freehold

DIRECTIONS

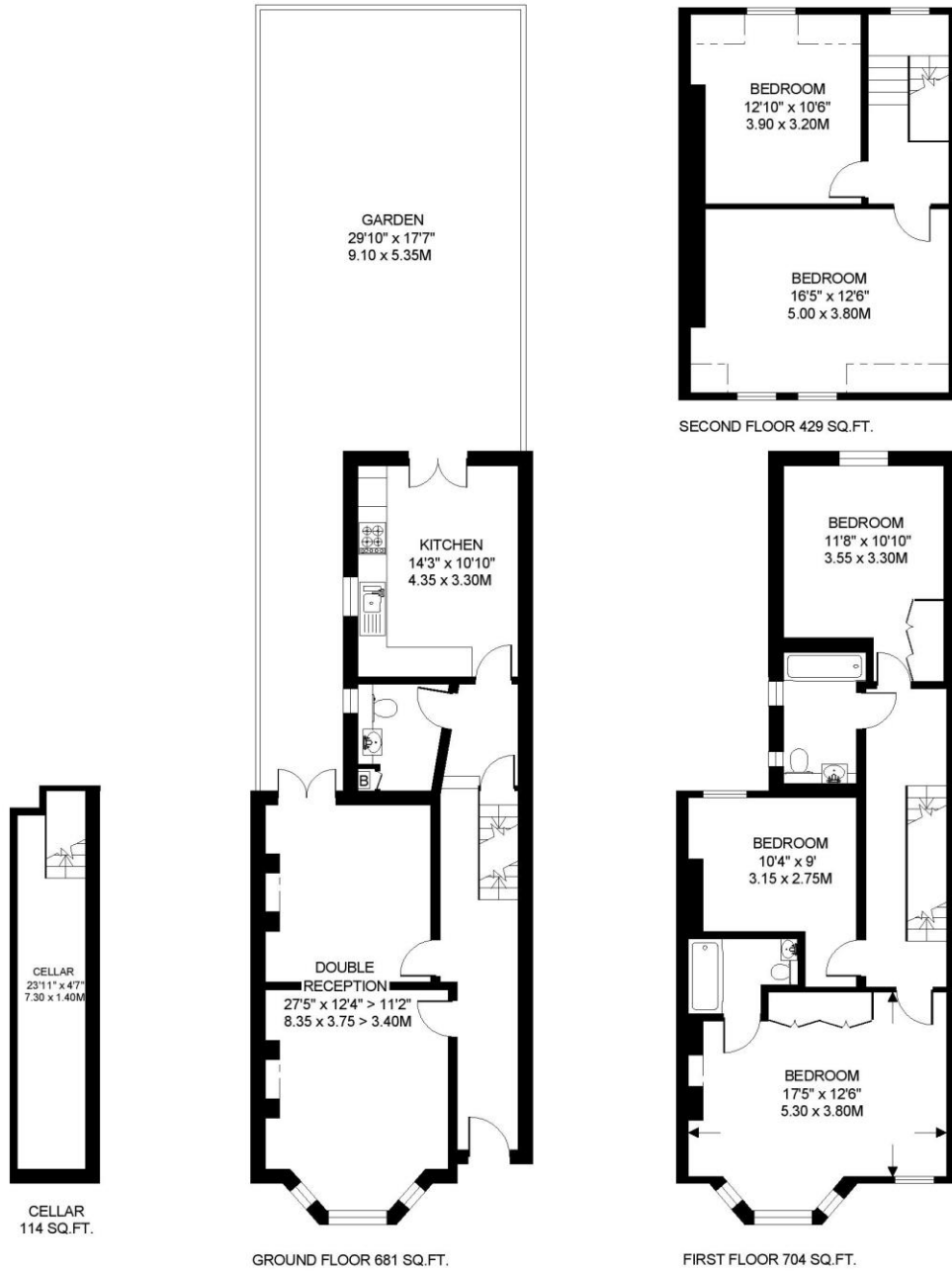
The adjoining Camberwell New Road is well served by frequent bus services into Central London. There are multiple bus routes from Hayes Court to Victoria, Paddington and beyond. Oval Underground Station (Northern Line) is approximately 0.8 miles away while Denmark Hill (Overground Station) is also close by.





COUNTY GROVE. SE 5 BEDROOM HOUSE

Approximate gross floor area
1928 SQ.FT / 179.1 SQ.M.



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