



ULUNDI ROAD, BLACKHEATH, LONDON, SE3 7UQ

OIRO £2,000,000 FREEHOLD

A UNIQUE FOUR/FIVE BEDROOM 1960S DETACHED HOUSE, BEAUTIFULLY DESIGNED BY RENOWNED LOCAL ARCHITECT AND LONGEST-SERVING MEMBER OF THE BLACKHEATH SOCIETY, MR NEIL MACFADYEN. TUCKED AWAY ON A LARGE, SECLUDED PLOT JUST MOMENTS FROM GREENWICH PARK, THIS REMARKABLE HOME OFFERS INCREDIBLE SPACE, CHARACTER, AND FLEXIBILITY.

Blackheath | 0208 8520999 | blackheath@winkworth.co.uk

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DESCRIPTION:

Approached via a generous driveway providing off-street parking for several cars, the property unfolds over two floors. The ground floor features a welcoming entrance hall, a shower room with WC, and a vast 22'2 x 15'11 south-facing reception room flooded with natural light, complete with charming window seats and a striking brick fireplace. A bright conservatory with slate tile flooring extends the living space, alongside a good-sized separate kitchen, a study, and a further reception/studio room or optional additional double bedroom. There is also access from the study to integral garage.

Upstairs, the large master bedroom benefits from built-in wardrobes and an en-suite WC, complemented by a spacious landing with storage cupboards and a storage/box room which was originally designed to take a single bed, two further double bedrooms, and a family bathroom. A door from the landing leads into a cleverly designed annex — finished in a more contemporary style — offering a living room with an open-plan kitchen, a double bedroom, and a modern shower room. The annex also enjoys its own private entrance to the side, making it perfect for guests, extended family, or rental potential.

Outside, the south-facing garden is a true retreat, with a lawn surrounded by mature trees and shrubs, and a useful workshop/shed to the rear.

This is a wonderful home has been in the same family since built, offers excellent potential to enhance and your immediate viewing is essential. Video tours can be seen at winkworth.co.uk

The property is just 115 metres from Greenwich Park and very close to the Heath—an outstanding location to enjoy local amenities in almost every direction. Just 0.95 miles south, Blackheath Village offers a charming selection of boutique shops, bars, and restaurants, bringing the spirit of village life into London. Just 0.45 miles to the northwest is the historic Greenwich town centre, a quaint area steeped in history with the Royal Naval Hospital, Royal Observatory, National Maritime Museum, and the beautifully restored Cutty Sark. The famous Greenwich Market is a popular destination for visitors from across the capital. With excellent transport links, the O2 Arena is close by, along with the DLR, bus services, riverboat, foot tunnel, and cable car. Canary Wharf, the City, and central London are all just minutes away via the Jubilee Line at North Greenwich (1.35 miles), making the area a favourite for professionals and commuters.

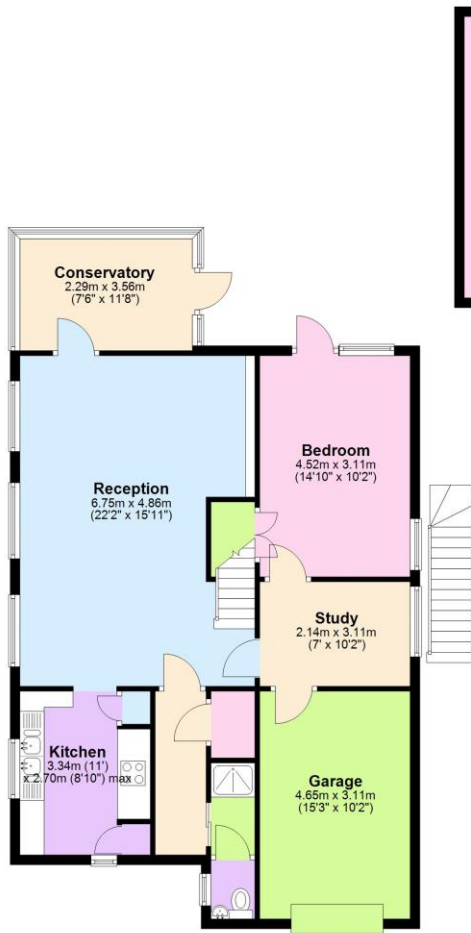
Maze Hill Station is just 250 metres away, offering regular trains to central London in just 15 minutes, with the DLR also accessible from nearby Greenwich.





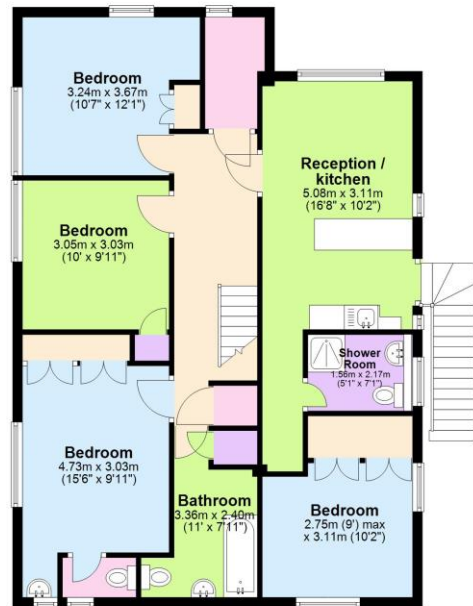
Ground Floor

Approx. 117.3 sq. metres (1262.8 sq. feet)



First Floor

Approx. 91.5 sq. metres (984.4 sq. feet)



Total area: approx. 208.8 sq. metres (2247.2 sq. feet)

This floorplan is for illustration purposes only and is not to scale. The position and size of doors, windows, appliances and other features are approximate. Any lease and service charge details have been provided by the vendor. Any interest party should have these checked by a solicitor as part of the purchase process.

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		77 C
55-68	D	82 D	
39-54	E		
21-38	F		
1-20	G		

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