

LINNELL ROAD, CAMBERWELL, SE5
FREEHOLD
ASKING PRICE £925,000



SPEC

Bedrooms : 3

Receptions : 1

Bathrooms : 1

FEATURES

Bordering Lucas Gardens

Original Features

Storage Cellar



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Lovely Three Bedroom Victorian Home With Park Views.

Viewings from Saturday 15th February

Laid over three original floors, this Victorian terraced house has lots of good living space, three double bedrooms, a good sized kitchen/diner and a second wc on the top floor. A well presented, secluded garden is accessible from the kitchen and there's a cellar for storage. Your bathroom is a proper dish! Location-wise you just couldn't ask for more. The lovely and leafy Lucas Gardens is right behind you - you can peek over it from two of your bedrooms. You're within an easy walk of Bellenden Road, Camberwell and Peckham. That translates to enough bars, pubs and amenities to keep a Londoner satisfied all year round. Transport links include Denmark Hill and Peckham Rye for unbeatable swift connections to Elephant and Castle, Blackfriars, Victoria, Farringdon, Clapham and Canada Water for the Jubilee Line.

Solid oak flooring, dado rails and original cornice work greet you warmly in the hallway. Duck right to find the double reception. It's got a front aspect bay with frosted lower panes and matching ornate feature fireplaces at either end. Low level storage and shelving will house books, photos and the like. Your kitchen is accessed from the end of the hall. It has a tiled floor, solid wooden counters and a square side bay window. There's plenty of dining space and garden access to the rear. You'll find plenty of storage space in the cellar plus the large loft space.

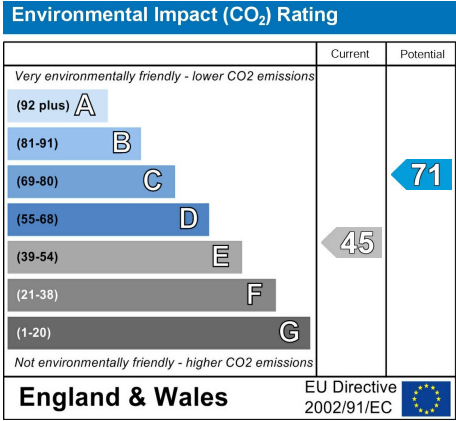
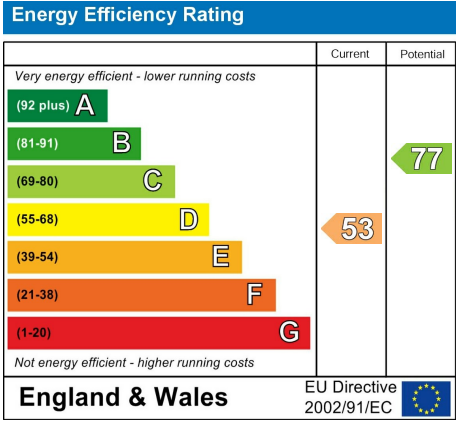
Heading upward you meet a most delightful bathroom. Modern floor tiling and rich royal blue walls combine with a contemporary roll top bath, white suite and walk in shower to create the perfect pamper parlour. Bedroom one fronts the street with two sash windows and a period feature fireplace. The second bedroom enjoys a gorgeous view of Lucas Gardens and another period feature fireplace. A final climb to the second floor rewards with your third double bedroom. It's got more fab park views - leafy, lofty and lovely!

There's a handy local shop within seconds of your front door (great for milk and the like). South London Art Gallery and Camberwell College of Arts are minutes away for a spot of cultural activity. For those with small children, The Villa Nursery and Lyndhurst Grove Primary are very close. Going to work? Reach Peckham Rye or Denmark Hill stations in about 12 minutes for frequent, fast services to central London and beyond. The London Overground further increases your connectivity to the tube network. You can get to Clapham High Street in a mere 5 minutes. Shoreditch and Islington are easy and Canary Wharf (via Canada Water) will take around 15 minutes. Grab one of the many buses running along Peckham Road (moments away); these will take you pretty much anywhere you want to go! Settle the weekly shop at Dog Kennel Hill Sainsbury's, just two minutes in the car. Bountiful Bellenden Road is an easy stroll for yet more social attractions.

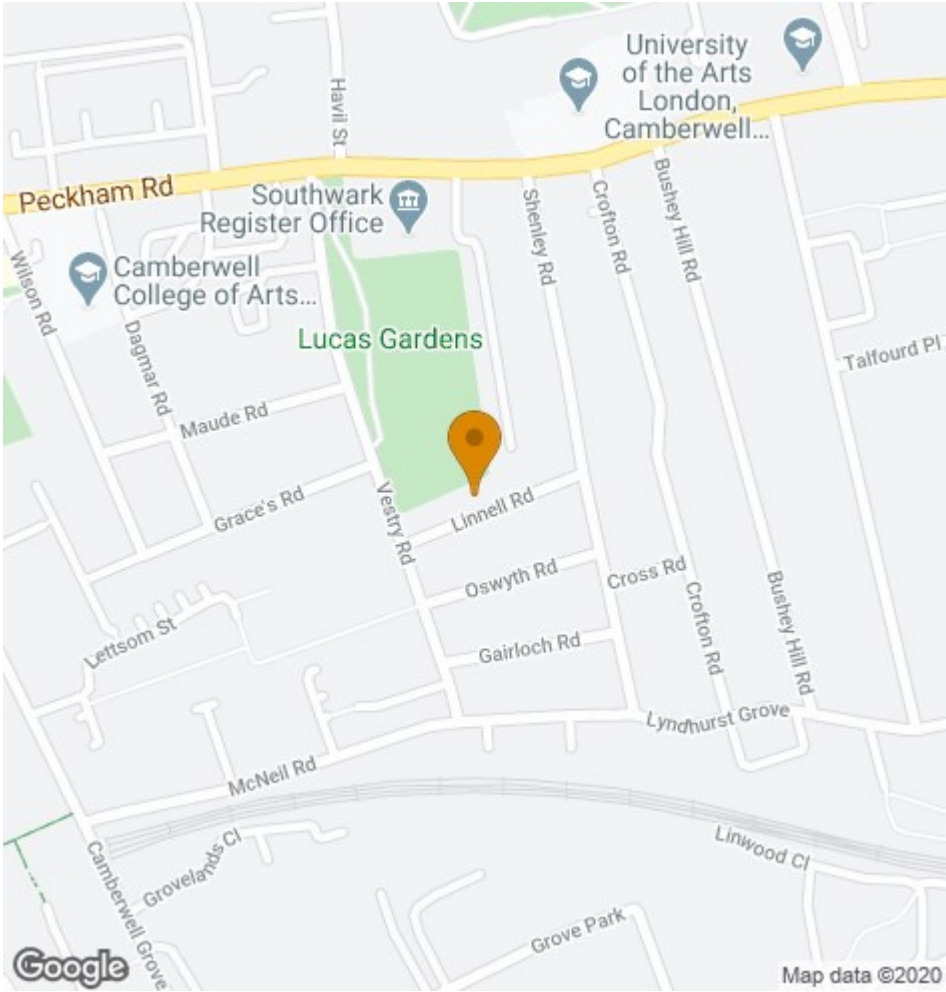


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All information supplied should be checked by your solicitor prior to exchange of contracts. Lease details, measurements, floorplans and photographs are displayed for guide purposes only. We have not carried out a structural survey and the services, appliances and specific settings have not been tested.



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