

**TEMPLAR STREET, CAMBERWELL, SE5**  
**FREEHOLD**  
**£2,000,000**

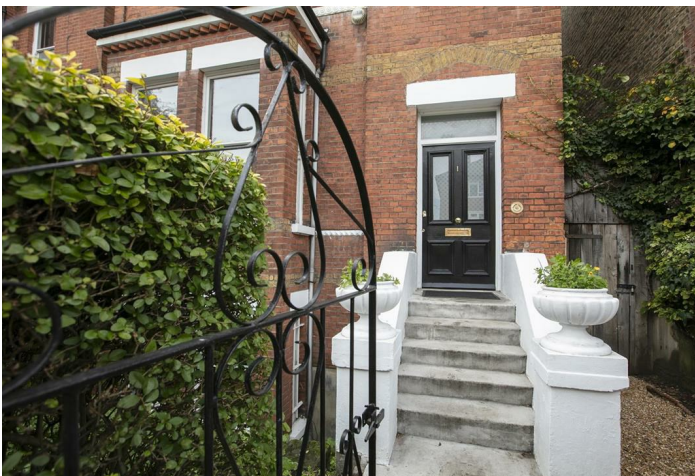


## SPEC

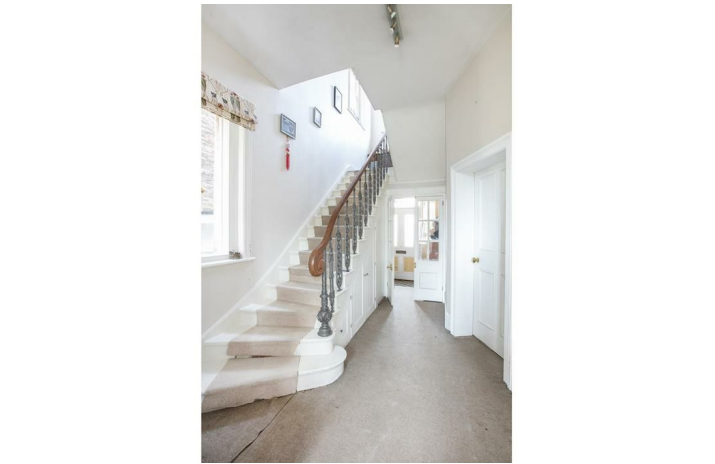
Bedrooms : 6  
Receptions : 4  
Bathrooms : 3

## FEATURES

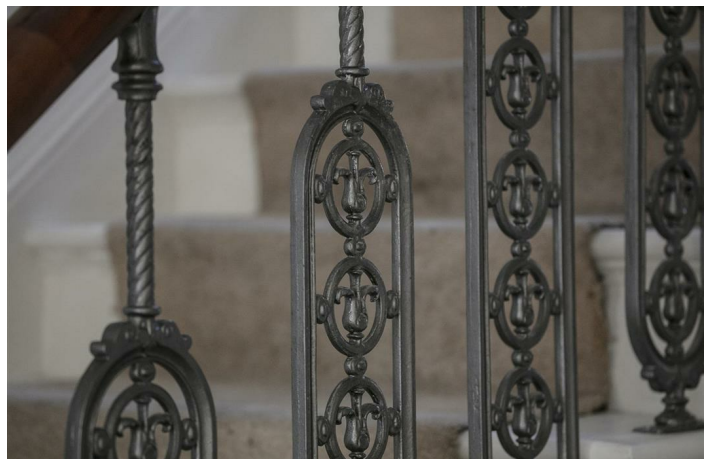
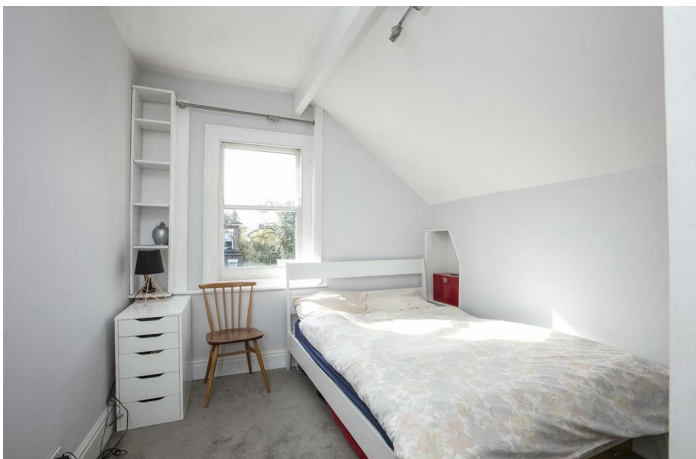
Generous Rear Garden  
Seconds From Myatts Field  
Detached  
Excellent Transport Links  
Freehold



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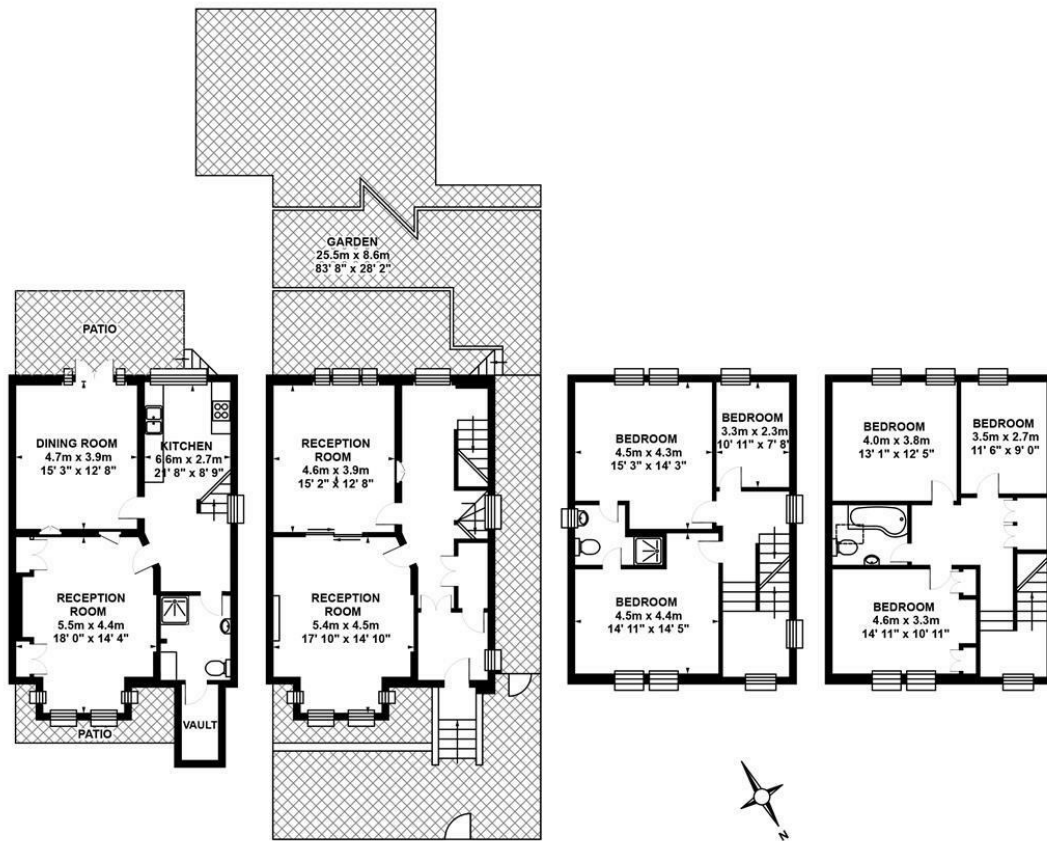
Huge Detached Six Bedder Period Home Moments From Myatts Field.

Spread over four generous floors, this fantastic six bedroom Victorian home supplies abundant space and charm. The ceilings are high and you'll enjoy original sash windows, exquisite cornicing and an impressive staircase. Accommodation comprises four reception rooms, six wonderful bedrooms, two bathrooms, an en-suite and kitchen. A well-proportioned rear garden will keep you happy all year round. The fantastic Victoria Line is walkable in 15 minutes for an unbeatable zone 2 tube connection. If you work in the city, Loughborough Junction mainline station (Blackfriars & City Thameslink) is a seven minute walk away. The Northern Line at Oval is about 12 minutes on foot or a mere five minutes on the bus.

The tall handsome red bricked exterior sits behind high privet hedging. Steps lead up to your period door and into a neat entrance porch. From here double doors open onto a wonderful hallway with a most impressive staircase. Your vast double reception sits on the left with both front and rear sash windows supplying pleasant aspects. Ornate original cornicing runs throughout the space. Heading downward to the lower ground floor you meet an open-plan kitchen and contemporary shower room. Two large reception rooms sit on your left, the rear offering access to the garden through double French doors. Heading upward to the first floor you find large double bedrooms facing front and rear. Both enjoy access to a central 'Jack and Jill' en-suite shower room. A further bedroom faces rear over your lovely garden. Upward to the second floor supplies much the same layout. hree lovely bedrooms and a bathroom complete the tour nicely.

A number of buses on Camberwell New Road will whizz you to the underground station at the Oval (Northern Line) or take one directly into the West End (a 15-20 minute trip) or Peckham (a 10 minute trip). There are shops too within easy walking distance. If the weather's good you can practise your forehand at the tennis courts in Myatts Fields opposite - grab a coffee or let the dog run riot. There's a fantastic playground with water play area and various weekly activities around the bandstand. We love the regular farmer's market too! After a hard day at the office chill out at the much loved 'Sun of Camberwell' with good food and great cocktails. We love 'The Hermit's Cave' for a pint of the black stuff and 'The Crooked Well' if you feel like a treat. Camberwell has some highly considered foodie hotspots too. Silk Road has been getting some much deserved press attention of late. It offers traditional Chinese cuisine from Xinjiang province and is proving wildly popular with the locals. Good Neighbour is one of the newest kids on the block with a fine selection of wine and charcuterie. Theo's Pizzeria is scrummy and we have a particular fondness for FM Mangal kebabs. Watch your waistbands! Nearby Brixton (a 15 walk away) has a further flood of fab things to do. The 'Ritzy' cinema is a fab spot to catch arthouse and mainstream movies.

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**LOWER GROUND FLOOR**

Approximate, internal area :  
68.72 sqm / 738 sq ft

**UPPER GROUND FLOOR**

Approximate, internal area :  
65.00 sqm / 699 sq ft

**FIRST FLOOR**

Approximate, internal area :  
63.64 sqm / 685 sq ft

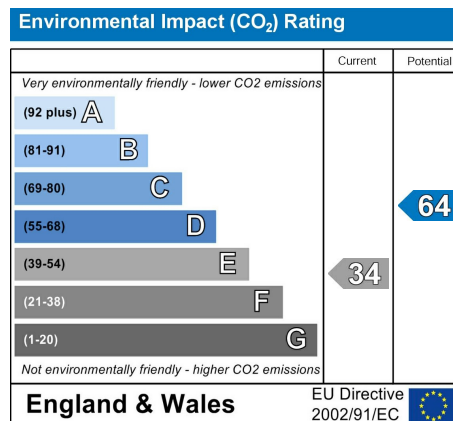
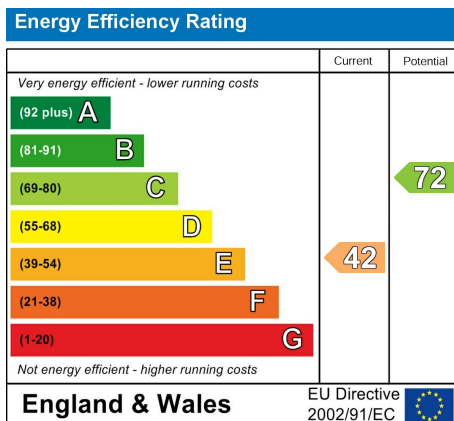
**SECOND FLOOR**

Approximate, internal area :  
63.64 sqm / 685 sq ft

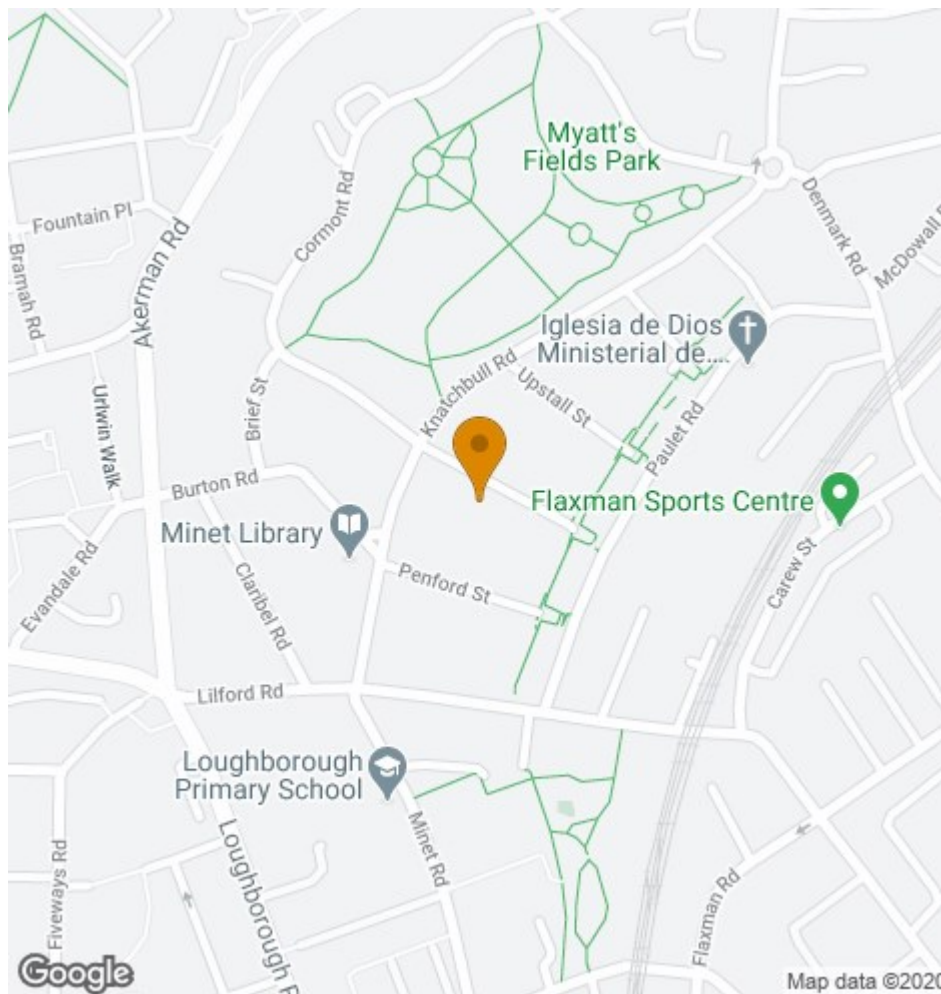
**TOTAL APPROX FLOOR AREA**

Approximate, internal area : 261.00 sqm / 2807 sq ft  
Measurements for guidance only / Not to scale

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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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