



Sunnydene Street, Sydenham

Guide Price £625,000



Property Summary

Propertyworld is proud to offer this stunning two bedroom mid terrace period house to the sales market. With generous rooms, beautifully proportioned accommodation throughout, lots of natural light and a great finish, this is an ideal purchase for discerning first time buyers. This super house further benefits from an original and interesting layout on the ground floor, offering a fabulous flow and a different feel to similar houses. The kitchen is located in the centre and this small change has created a fabulous sense of connection with the two separate reception rooms. Sunnyside Street is a popular residential street of mainly period properties, close to Mayow Park and lots of local amenities and transport links.

The details include: the reception to front is packed with period details. A beautiful wood floor, fireplace, bespoke recess shelving, bay window to front are the ingredients which create a warm, cosy and visually stunning space. The kitchen is located centrally and is fully fitted with a range of wall and base units, oak worktop, a beautiful herringbone wood floor, gorgeous range cooker and some attractive open shelves. This leads into a fabulous second reception to rear which opens directly into the rear garden via stunning bi fold doors. Decorated in bold colours, the room is bathed in natural lights and can be used both formally and informally for dining or cosy nights in front of the telly. The garden is hard landscaped and perfectly proportioned with the house. On the first floor there are two DOUBLE bedrooms - both beautifully presented in neutral tones and fitted carpet. The bathroom is a showstopper - spacious, flooded in light with a high premium finish and luxury feel. The centre piece is a beautiful roll top bath, plus a separate walk in shower, 2 piece suite, wood floor and tongue and groove wood panelling. With a convertible loft above (permission required), the house can offer the opportunity for growing family. Be the first to see.

Sydenham Sales
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www.propertyworlduk.net

Property Summary

- Two bedroom house
- Period property
- Freehold tenure
- Beautifully presented
- Stunning bathroom
- Excellent location
- Private rear garden
- Convertable loft
- Original layout
- EPC rating is C, council tax is D

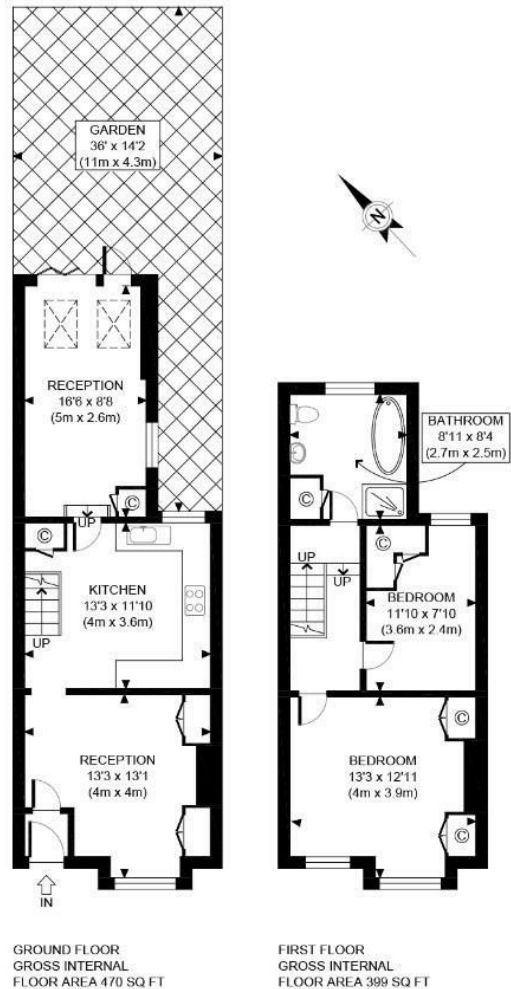
Our Vendor Loves...

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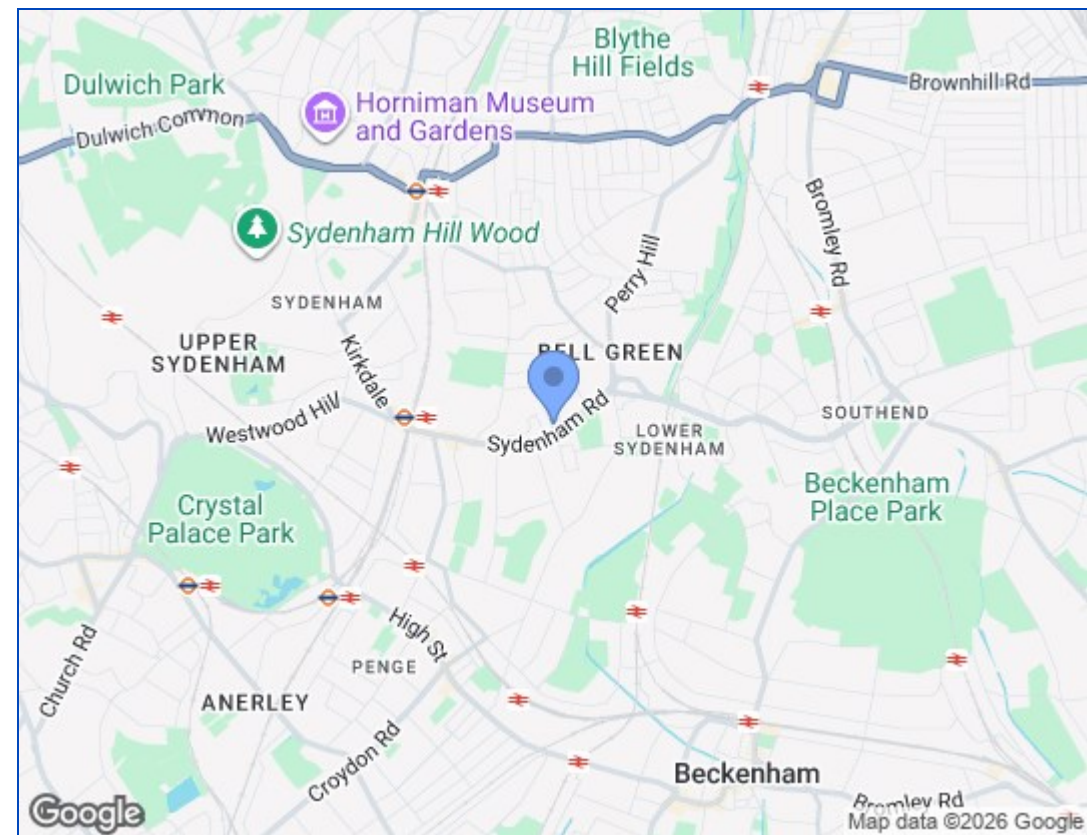
"We love the fact that we have two downstairs reception rooms to entertain, with the kitchen at the heart of the house. The street and local area has a real community feel with great amenities and green spaces in easy walking distance!"







APPROX. GROSS INTERNAL FLOOR AREA 869 SQ FT / 81 SQM	Sunnydene Road
Disclaimer: Floor plan measurements are approximate and are for illustrative purposes only. While we do not doubt the floor plan accuracy and completeness, you or your advisors should conduct a careful, independent investigation of the property in respect of monetary valuation	date: 19/01/26
	photoplan



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C	74	79
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

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