Landells Road, London, SE22

4 2 2

£1,200,000 *Freehold*

Set in a desirable and well-connected neighbourhood, this spacious and stylish four-bedroom home has been thoughtfully decorated and is ready for a new family to move in and enjoy.

KEY FEATURES

- Stylish four-bedroom home with wooden floors, bright interiors, and modern décor – perfect for family living.
- Private, well-maintained garden ideal for dining, entertaining, or play.
- Prime East Dulwich location near Lordship Lane, top schools, Dulwich Park, and fast transport links.

Dulwich

020 8299 2722 | dulwich@winkworth.co.uk

Winkworth

for every step...

Offering the perfect balance of character, comfort and practicality, it's ideal for growing families, professionals working from home, or anyone seeking a beautifully maintained property with flexible living space.

Inside, you are greeted by a bright, airy interior with high-quality wooden flooring throughout, creating a seamless and elegant flow from room to room. The décor is tasteful and modern, with neutral tones that suit a wide range of personal styles.

There are four generously sized bedrooms, offering ample space for family, guests, or home working. The main living areas are spacious and full of natural light, providing a warm and welcoming atmosphere throughout.

To the rear, a well-kept private garden offers the perfect setting for outdoor dining, entertaining, or relaxing – a peaceful retreat that is also ideal for children to play or for hosting in the warmer months.

Location is a key strength. Situated in the heart of East Dulwich, the home is just a short walk from the vibrant shops, cafés, restaurants and independent boutiques of Lordship Lane and North Cross Road. Dulwich Park and Peckham Rye are both nearby for green space and weekend leisure. Families will appreciate the excellent choice of well-regarded primary and secondary schools within walking distance.

Commuters benefit from close proximity to East Dulwich Station, with direct trains to London Bridge in under 15 minutes, alongside strong local bus links. Supermarkets and everyday amenities are also just moments away.

Stylish yet practical, this home offers generous space and a prime location – a fantastic long-term opportunity for those looking to upsize or settle in one of South London's most popular neighbourhoods.

MATERIAL INFORMATION

Mobile phone coverage:
EE (Good outdoor and in-home)
Three (Good outdoor and in-home)
O2 (Good outdoor and in-home)
Vodaphone (Good outdoor and in-home)

(Potential purchasers are advised to seek their own advice as to the suitability of the services and mobile phone coverage, the above is for guidance only.)

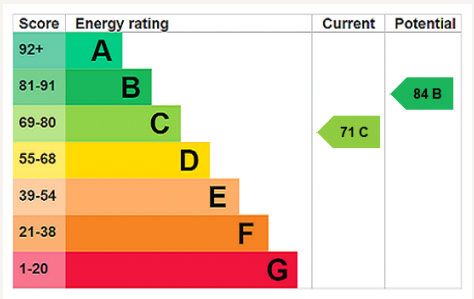
Available broadband: Ultrafast Broadband: FTTP
Superfast Broadband: FTTC
Standard Broadband: ADSL
Networks in your area: Virgin media, Openreach
(Information supplied by Ofcom)

Flood Risk: Very low risk of surface water flooding / Very low risk river and sea flooding (Information supplied by gov.uk and purchasers are advised to seek their own legal advice)

Tenure: Freehold

Local Council: Southwark / Tax Band: D
EPC Rating: C

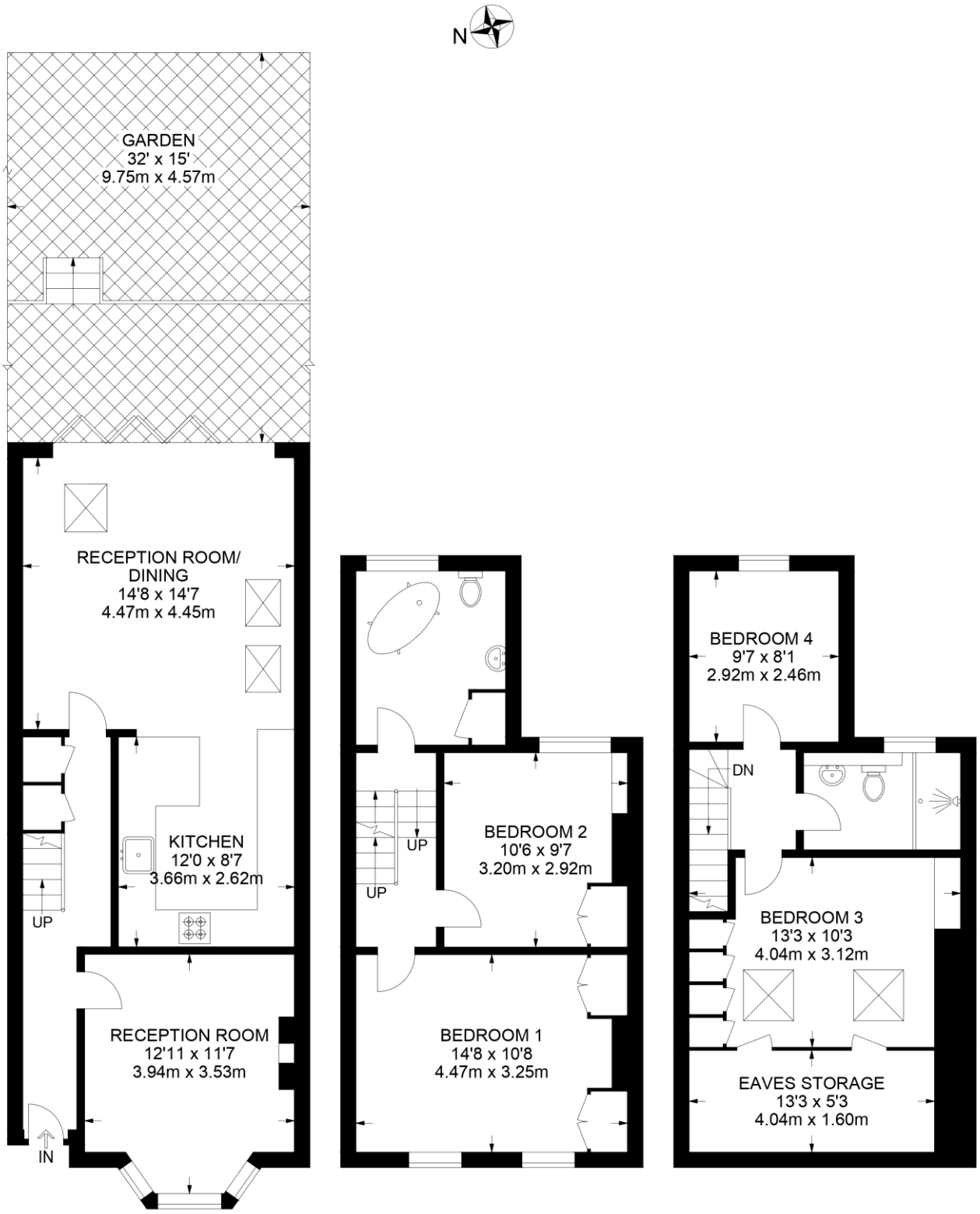
Floor plan: Whilst every attempt has been made to ensure accuracy, all measurements are approximate and not to scale. The floor plan is for illustrative purposes only.



For more information, scan the QR code or visit the link below

https://www.winkworth.co.uk/sale/property/DUL250404

Where no figures are shown, we have been unable to ascertain the information. All figures that are shown were correct at the time of printing.



GROUND FLOOR
549 SQ FT / 51 SQ M

FIRST FLOOR
390 SQ FT / 36.2 SQ M

SECOND FLOOR
390 SQ FT / 36.2 SQ M

APPROXIMATE GROSS INTERNAL AREA
1337 SQ FT / 124.2 SQ M (INCLUDING EAVES STORAGE)

Dulwich

020 8299 2722 | dulwich@winkworth.co.uk

Winkworth

for every step...

Winkworth wishes to inform prospective buyers and tenants that these particulars are a guide and act as information only. All our details are given in good faith and believed to be correct at the time of printing but they don't form part of an offer or contract. No Winkworth employee has authority to make or give any representation or warranty in relation to this property. All fixtures and fittings, whether fitted or not are deemed removable by the vendor unless stated otherwise and room sizes are measured between internal wall surfaces, including furnishings.