



ANSTEY ROAD, PECKHAM RYE, LONDON, SE15  
**£1,150,000 FREEHOLD**

## A LOVELY THREE DOUBLE BEDROOM TERRACED HOUSE IN THE HEART OF PECKHAM RYE.

Dulwich | 020 8299 2722 | [dulwich@winkworth.co.uk](mailto:dulwich@winkworth.co.uk)

Tenure Freehold | Council Tax Band D – London Borough of Southwark  
 EPC Rating C

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## DESCRIPTION:

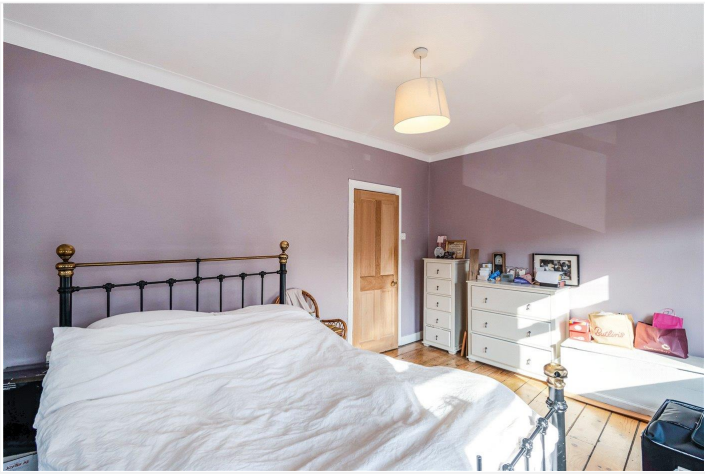
A lovely three double bedroom terraced house in the heart of Peckham Rye. This family home is situated on one of Peckham Rye's most sought-after roads. The property boasts a large double reception with high ceilings, feature fireplace and original wood flooring. There is a large kitchen/diner situated to rear complete with fully integrated appliances, ample storage and large French doors to rear leading out to a West facing garden. The first floor comprises three double bedrooms with a family bathroom. Further extension potential is possible STPP in the loft, to provide two further bedrooms. The property is ideally situated to benefit from fantastic local primary school catchments, as well as being within easy walking distance to Bellenden Road and Lordship Lane. Peckham Rye station is a short walk with connections to the London Overground and equally distanced to East Dulwich with direct trains to London Bridge. Parks and open spaces are in abundance with Peckham Rye Common and Goose Green to mention the closest. This is a wonderful family home in a fantastic location and early viewings are highly recommended.

## AT A GLANCE

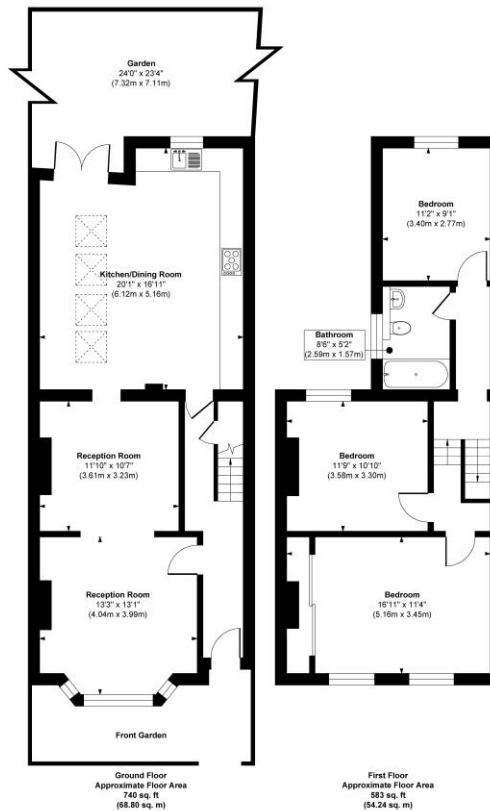
- Victoria Terrace House
- Three Double Bedrooms
- Large Double Reception
- Modern Kitchen/Diner
- Family Bathroom
- Front And Rear Garden
- Extension Potential To
- Extend Into The Loft (STPP)
- Excellent Transport Links







## Anstey Road



**Approx. Gross Internal Floor Area 1323 sq. ft / 123.04 sq. m**

Illustration for identification purposes only, measurements are approximate, not to scale.  
Produced by Elements Property

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.

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C	75 C	84 B
55-68	D		
39-54	E		
21-38	F		
1-20	G		

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