



RYE ROAD, NUNHEAD, LONDON, SE15  
**£875,000 FREEHOLD**

**A SPACIOUS THREE-BEDROOM HOME,  
SITUATED IN A QUIET, POPULAR LOCATION  
IN NUNHEAD.**

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

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## DESCRIPTION:

A spacious three-bedroom home, situated in a quiet, popular location in Nunhead. This extended three bedroom family home is offered to the market in great condition. Comprising a spacious reception with original wood flooring, feature fireplace, sash windows and high ceilings. A fully extended kitchen diner, complete with fully fitted kitchen with integrated appliances, lots of storage and all finished to a high standard. The first floor comprises two double bedrooms, and a spacious family bathroom situated off one of the bedrooms. The loft has been converted to allow a spacious double bedroom and en-suite shower room. The property comprises a south facing patio garden, ideal for evening entertaining, alfresco dining or relaxing. The property is well situated to benefit from easy access to the shops, bars and restaurants on Nunhead Green, Forest Hill Road, Lordship Lane and Bellenden Road. School catchments are in abundance with focus on Ivydale Road school (outstanding) within a short 5 minute walk. Transport links are provided via Nunhead for direct links to Victoria, or Brockley, Queens Road or Peckham Rye for the overground.

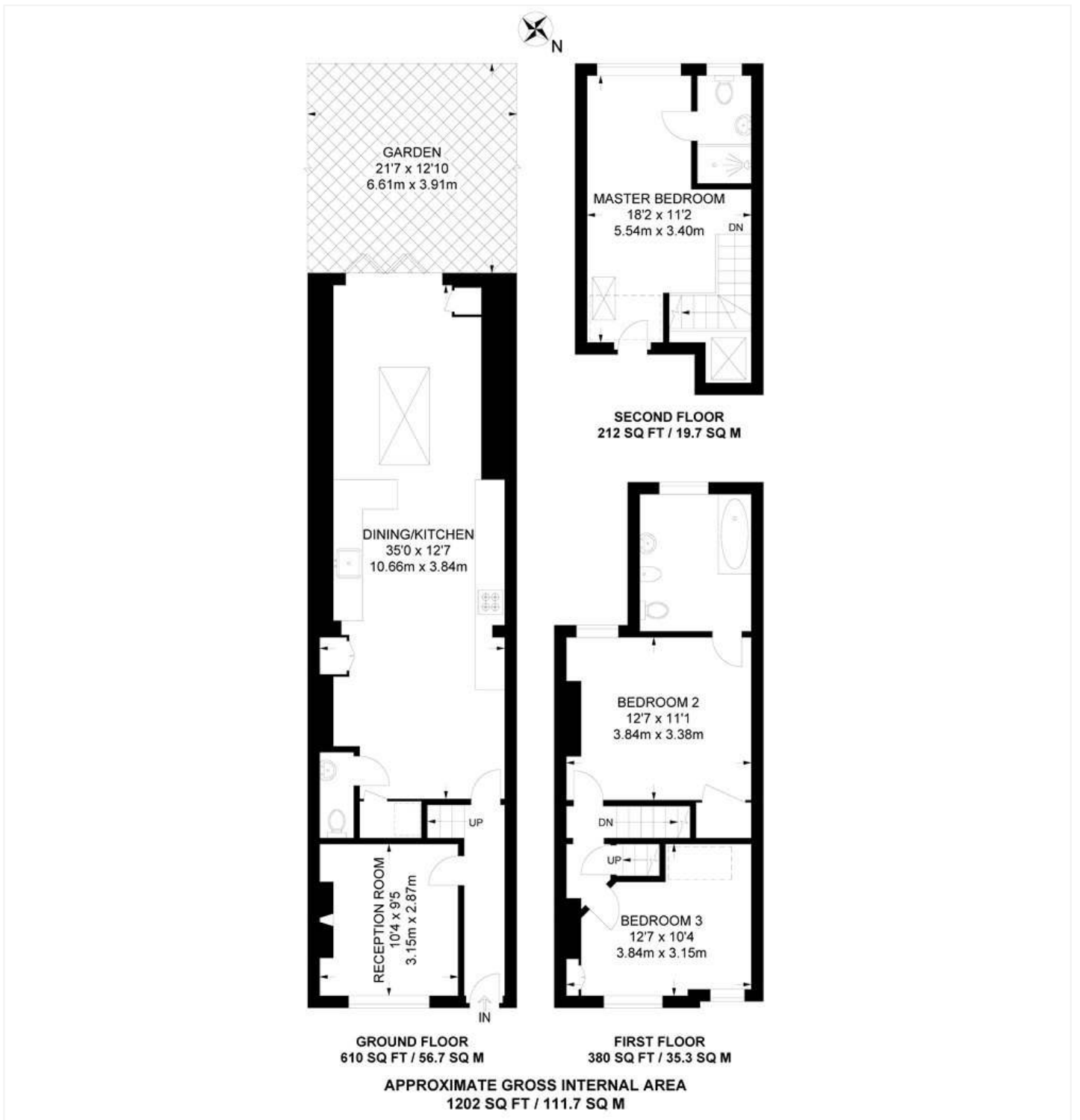
## AT A GLANCE

- Three Double Bedrooms
- Terraced House
- Extended Kitchen/Diner
- Reception Room
- Two Bathrooms & Downstairs Cloakroom
- South Facing Patio Garden
- Excellent School Catchment Area

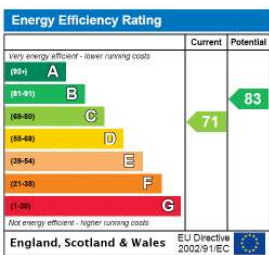








This floorplan is for illustration purposes only and is not to scale. The position and size of doors, windows, appliances and other features are approximate.



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