



Lullington Road, SE20

£650,000 *Freehold*



Winkworth is pleased to offer to the market this gorgeous newly built three-bedroom house for sale on Lullington Road, moments from Crystal Palace Park.

KEY FEATURES

- 3 generous bedrooms
- Brand new boiler and windows
- Freehold
- Private garden and paved patio
- Open-plan and continuous living
- Close to lovely green spaces - Crystal Palace Park
- Council Tax Band C



Crystal Palace

02038693222 | crystalpalace@winkworth.co.uk

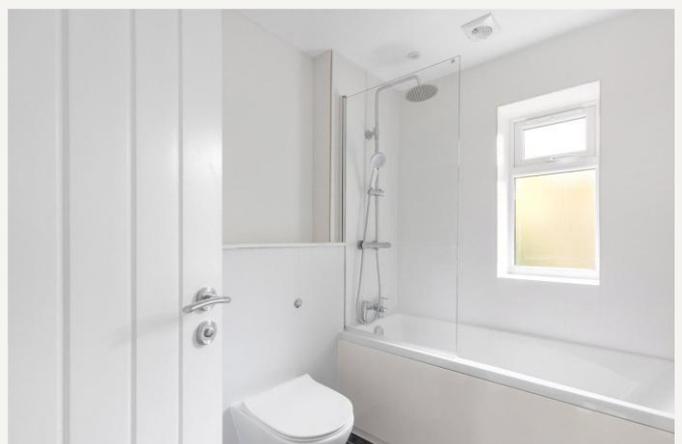
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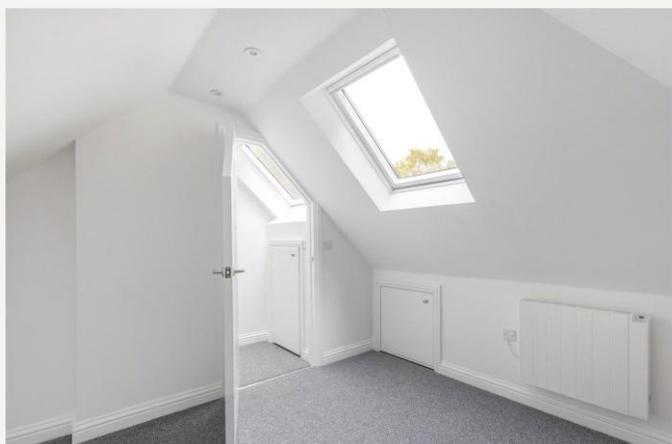
for every step...



The recently built and modernised property comprises 3 generous bedrooms with garden views, a large reception room with lots of natural light, an open-plan dining room and newly fitted kitchen with space to readily entertain and hosts guests or family with additional access out onto the private patio garden, and a brand-new bathroom.

Perfectly located for Crystal Palace Park & Triangle which offers an abundance of independent shops, cafes, bars & restaurants for residents to enjoy. You are also within easy reach of excellent transport links: Penge East, Penge West, and Crystal Palace stations all nearby, with fast trains to London Bridge and Victoria, plus the Overground to Shoreditch. The property also benefits from its closeness to well-regarded local schools in the Crystal Palace Area.



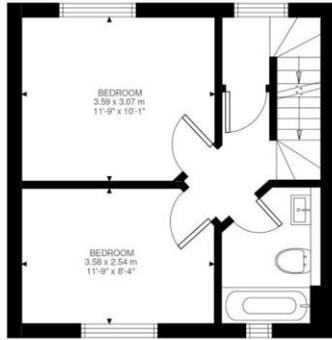


MATERIAL INFO

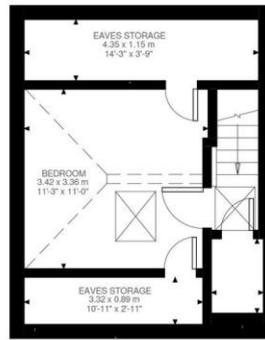
Tenure: Freehold

Council Tax Band: C

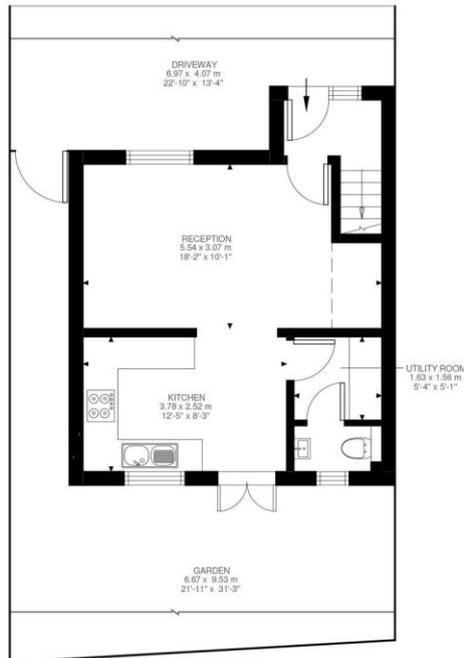
EPC rating: To be confirmed



First Floor
348 ft²



Second Floor
157 ft²



Ground Floor
370 ft²

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Approximate Gross Internal Area
81.35 SQ.M / 876 SQ.FT
(EXCLUDING EAVES STORAGE)
EAVES STORAGE: 10.13 SQ.M / 109 SQ.FT
INCLUSIVE TOTAL AREA 91.48 SQ.M / 985 SQ.FT

KEY: CH = Ceiling Height
[Restricted Head Height]

Illustration for identification purposes only. Not to scale.
Floor Plan Drawn According To RICS Guidelines.

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.

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