



Pleydell Avenue, London, SE19

£1,250,000 *Freehold*

5  2  3 

KEY FEATURES

- Freehold
- Victorian terrace
- Five Bedrooms
- Three Bathrooms
- Private Garden
- Modern Throughout
- Prime Location
- Excellent Transport Links

This beautifully arranged and generously proportioned five-bedroom family home offers over 1,550 sq ft of internal living space, thoughtfully laid out across three floors, and further benefits from a private rear garden. Fully renovated in 2023 to an exceptional standard (back to brick), the property combines period charm with flexible, high-spec modern living, making it an ideal home for growing families.

The ground floor comprises a welcoming bay-fronted reception room filled with natural light, a separate dining room, and an impressive open-plan kitchen/breakfast room with ample storage and worktop space, top-spec integrated appliances, bespoke 7ft doors, and a motorised electric roof to the side return. Bi-fold doors provide seamless access to the generous rear garden, creating an excellent indoor-outdoor flow.



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for every step...



The first-floor hosts three well-proportioned bedrooms, including a spacious principal bedroom with bay window, alongside a stylish family bathroom and an additional shower room. The second floor offers two further bedrooms and a modern shower room, ideal for older children, guests, or home-working arrangements.

The comprehensive renovation includes new floors, walls, electrics, plumbing, internet cabling in every room, double glazing, enhanced insulation for year-round comfort, an ultra-efficient boiler, and a water softener — a particularly valuable feature in this area.

Pleydell Avenue is a highly sought-after residential road in the heart of Crystal Palace, renowned for its strong community feel, attractive period homes, and excellent local amenities. The property is just a three-minute walk from Crystal Palace station, offering fast services to Victoria and London Bridge in approximately 20 minutes, while the vibrant Crystal Palace Triangle and the open green spaces of Crystal Palace Park are also close by.





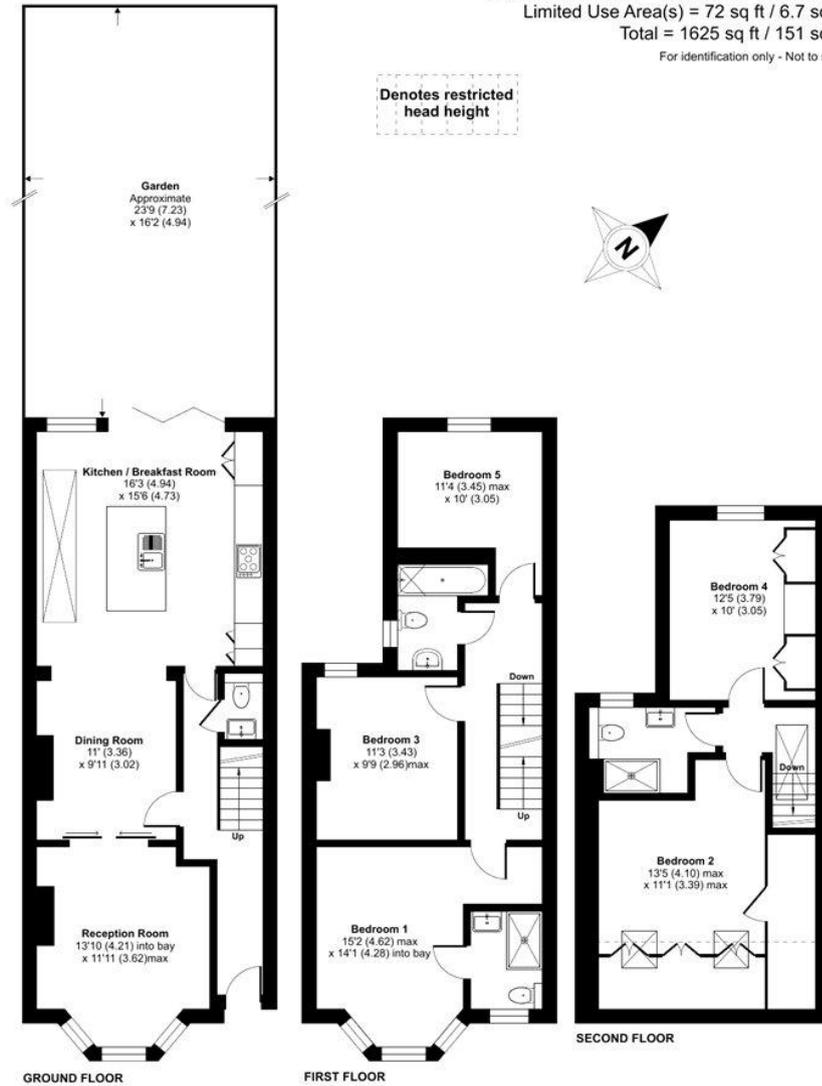
MATERIAL INFO

Tenure: Freehold
Council Tax Band: D
EPC rating: D

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Approximate Area = 1553 sq ft / 144.3 sq m
 Limited Use Area(s) = 72 sq ft / 6.7 sq m
 Total = 1625 sq ft / 151 sq m
 For identification only - Not to scale

Denotes restricted head height



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © n/checon 2026. Produced for Winkworth Crystal Palace. REF: 1415540

Score	Energy rating	Current	Potential
92+	A		
81-91	B		88 B
69-80	C		
55-68	D	66 D	
39-54	E		
21-38	F		
1-20	G		

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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