



LIMES GROVE, LEWISHAM, LONDON, SE13 6DD
GUIDE PRICE £800,000-£845,000 FREEHOLD

A BEAUTIFUL AND SUBSTANTIAL FOUR BEDROOM, (PLUS A LOFT ROOM) TWO BATHROOM END OF TERRACE VICTORIAN HOME. SPANNING IN EXCESS OF 1,700SQ.FT. AND LOCATED VERY CLOSE TO LEWISHAM TOWN CENTRE, STATION AND DLR.

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DESCRIPTION:

The property is in excellent decorative order with features including; high ceilings, period features, radiator covers, plantation shutters, secondary glazing, wood flooring and gas fired central heating.

The accommodation briefly comprises; an impressive entrance hall, a large 14'4 x 14'2 front reception room with bay window and built in storage. The 12'2 x 10'10 dining room is semi-open plan to good size modern kitchen with oak worktops and there is a downstairs shower room/utility room. The first floor provides four bedrooms, a large 14'3 x 12'11 master and 11'10 x 8'3 second (currently used as dressing room) to the front. With two double bedrooms to the rear and an attractive modern family bathroom. Finally a superb 19'10 loft room has been created with plentiful storage in the eaves. To the rear is a landscaped 38ft garden with large shed and side access.

This is an impressive home and your immediate viewing is a must. Virtual tours can be seen at winkworth.co.uk

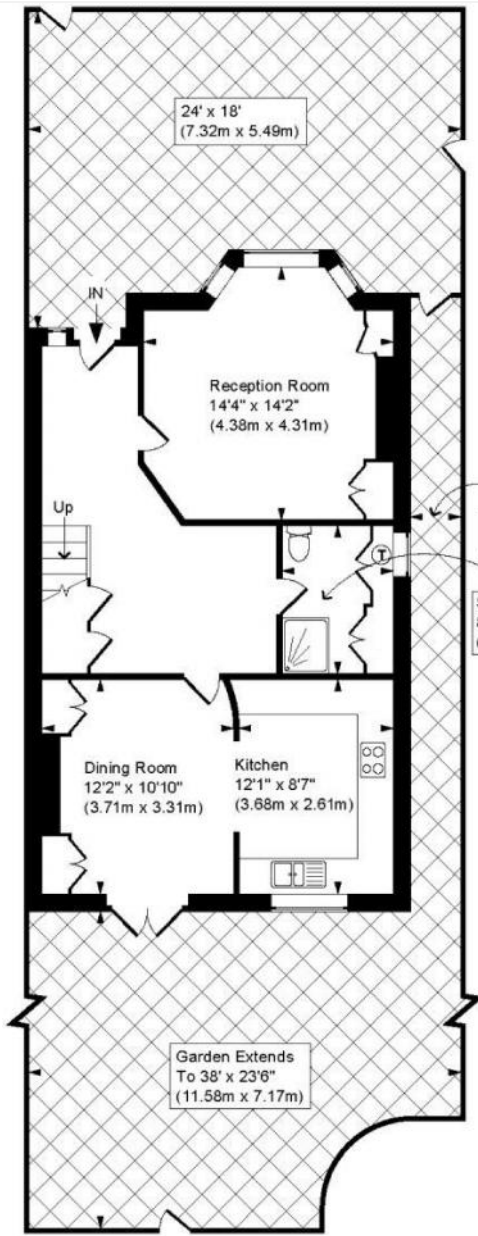
The property is in a very convenient location and is perfect for the commute into the City, West End or Canary Wharf with Lewisham Station and DLR within 0.4 miles and Ladywell Station 0.5 miles, Hither Green is 0.6 miles and Blackheath Station 0.93 miles. Lewisham station gives direct access to London Bridge, Cannon Street, Waterloo East, Charing Cross and Victoria as well as Canary Wharf and Bank on the DLR. The popular open spaces of Hilly Fields, (0.46miles), Manor House Gardens, (0.65miles), Blackheath Common, (0.68miles), and Greenwich Park, (1.03 miles), are all within a short walk. The popular street food Model Market is a two minute walk and there are several popular primary schools close by.

AT A GLANCE

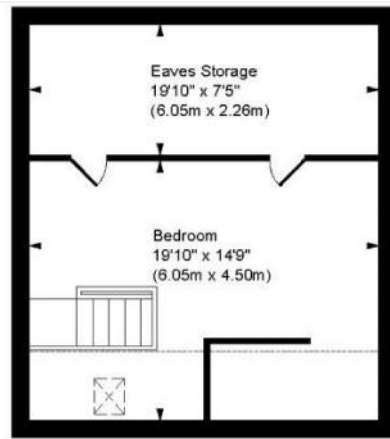
- substantial period home
- four bedrooms
- two reception rooms
- excellent condition
- end of terrace
- loft room
- in excess of 1,700sq.ft
- pretty garden
- very close to shops



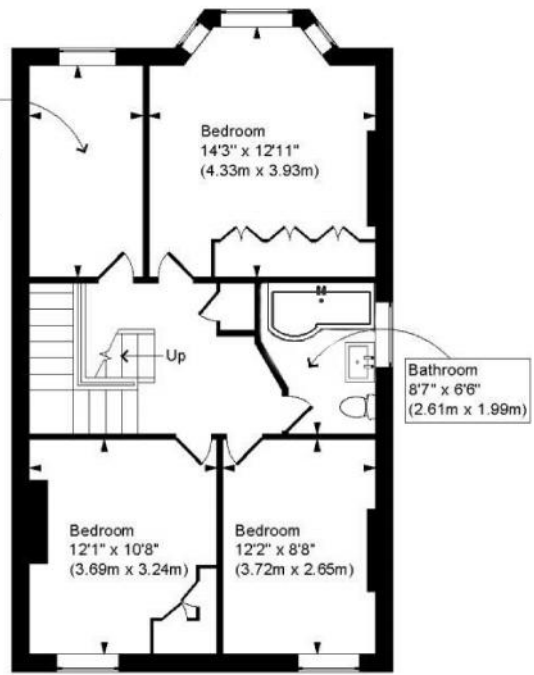




Ground Floor



Second Floor

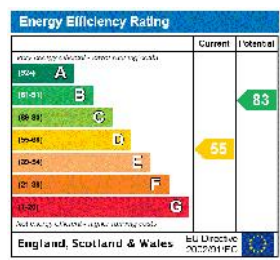


First Floor

Approximate. Gross Internal Area: 1711 Sq. Ft. / 159 Sq. M (Excluding Restricted Height Area)
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 Floorplans are for identification and guideline purposes only, not to scale. Compliant with RICS code of measuring practice.



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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