

# ST ASAPH RD, BROCKLEY, SE4



## Fabulous Four Bed Family Home

- ◆ Victorian Terraced House
- ◆ Four Bedrooms
- ◆ Two Bathrooms
- ◆ Large Family Kitchen Diner
- ◆ Freehold
- ◆ 1582 Sqf / 147 Sqm
- ◆ Great Transport Links
- ◆ Excellent School Options

**£899,995**

**Freehold**



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Welcome to Brockley's Westside, an on-trend residential haven of period property very well connected for schools, transport, green space, with a close-knit community feel, and pretty much everything you could want.



St Asaph Road runs East more or less from Nunhead Station down to Brockley Station, and this four bed period home lies towards the Brockley end, on the South side, so the garden is perfectly oriented.



Enter into the bright, welcoming hallway with stripped flooring and walk straight into the double receptions. Both warmly presented and with original corning, the front is a traditional lounge, with working fireplace and double-glazing keeping things toasty. The rear is set up for more formal dining. Down the hallway we step down to a wide landing just perfect for coat/shoe storage. Here's where we find the ultra-modern ground floor shower room, with under floor heating, and extremely deep kitchen diner with garden access, and the useful cellar.



Up the stairs to the first floor is where we find the four bedrooms and family bathroom, with a lightwell. At the front is the big, bright, bay fronted master bedroom, again double glazed for warmth and quiet nights, with deep floor to ceiling mirrored wardrobes and a built-in alcove cupboard. Behind is bedroom two, a double, also with a built-in alcove cupboard. On the lower rear landing is the family bathroom, bedroom three, again a nice bright double with a rear bay, and bedroom four - a great nursery, dressing room or home office space.

Transport is well taken care of with Brockley Station (Zone 2) 5 mins walk away for the main line trains whisking you into London Bridge (13 mins), London Overground trains to Shoreditch High Street (17 mins) and Canada Water (7 minutes), and the Jubilee line only 3 stops away. Nunhead (Zone 2), for Blackfriars and Victoria, is 10 mins walk.



Brockley has an abundance on offer for families and young professionals! Great places such as Brockley Market, The Gantry, The Orchard, Brickfields, Masala Wala and The Rivoli Ballroom, an even the area's own brewery, are all fab and within a short walk.

Nearby is Telegraph Hill and Hilly Fields, both with views to the City, and Peckham Rye and East Dulwich.

Schools are hot here, with John Stainer Primary (Outstanding) 3 mins, and Haberdasher Aske's Free Primary (Outstanding) & Secondary (Good) not too far either.



### ST ASAPH ROAD, SE4

Approx. gross internal area

1238 Sq.Ft. / 115 Sq.M.

1582 Sq.Ft. / 147 Sq.M. Inc. Cellar

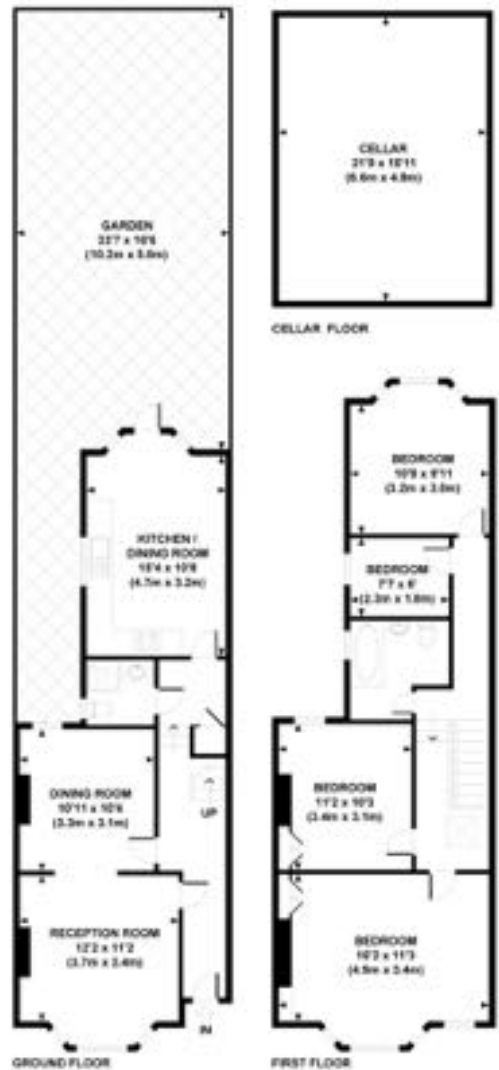


Illustration for identification purposes only. Not to scale.  
\* As defined by RICS - Code of measuring practice.

