



Guide Price £550,000 Leasehold
3 bedroom maisonette

The Woodlands
Hither Green
SE13 6TX

Read all about it...

A beautifully presented three-bedroom first-floor maisonette, with a private garden, double garage and sole ownership of loft.

This property is ideally situated on The Woodlands, a quiet residential street just 0.6 miles from Hither Green Station, providing a range of commuter services directly into Central London, and in close proximity to a variety of local amenities, including independent shops, cafes and restaurants.

The popular Mountsfield Park is just a stone's throw away with green open spaces, tennis courts, a bowling green and a cafe.

Accessed via its own front door, this property boasts a private garden with side access and a double garage - an ideal workshop space with the potential to be converted into a home office/studio, with prior approved planning permission in place already. Internally this property consists of a bright and spacious lounge, a large kitchen/diner and a family bathroom. There are two good-sized bedrooms and the third smaller bedroom would make a perfect home office or nursery. This property also benefits from a large loft space, perfect for storage - with the potential to extend (subject to relevant permissions).

Tenure: Leasehold (145 years remaining) | Service Charge: N/A | Ground Rent: N/A | Council Tax: Lewisham Band C

FIRST FLOOR

Landing

Stripped wooden floors, storage cupboards and access to loft space.

Lounge

17'0" x 13'9" (5.18m x 4.19m)
Double glazed bay window to front, stripped wooden floor, radiator.

Kitchen

13'6" x 10'11" (4.11m x 3.33m)
Double glazed window to rear, wooden flooring, tiled splash-back, wall & base units with worktop, mixer tap sink with single drain, gas oven with 4 ring hob, extractor hood, integrated dishwasher & washing machine, storage cupboards, built in pantry cupboard.

Bedroom

14'5" x 13'9" (4.39m x 4.19m)
Double glazed windows to rear, stripped wooden floor, radiator, pendant light fixture.

Bedroom

10'5" x 10'2" (3.17m x 3.10m)
Double glazed window to side, stripped wooden floor, radiator, pendant light fixture.

Bedroom

7'3" x 9'7" (2.21m x 2.92m)
single glazed window to front, stripped wooden floor, radiator, pendant light fixture.

Bathroom

7'2" x 10'5" (2.18m x 3.17m)
Double glazed window to side, tiled flooring, low-level WC, wash basin, bath with overhead shower, extractor fan.

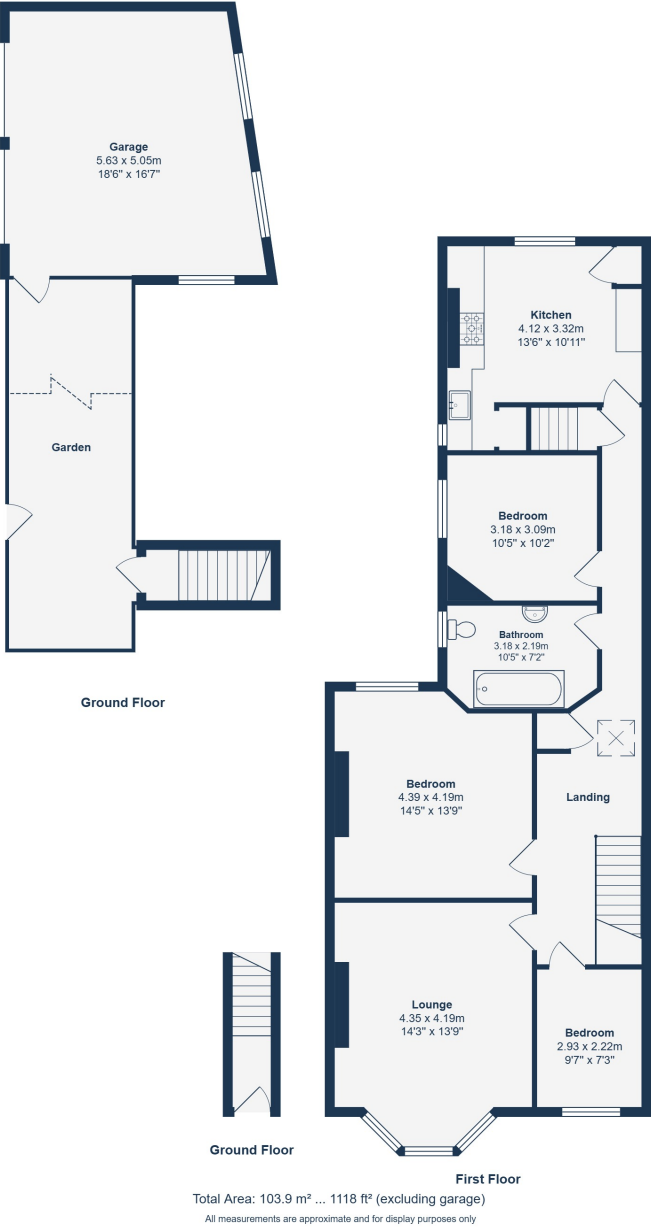
OUTSIDE

Private Rear Garden

Circa 40ft, side access, stone pathway, planting areas.

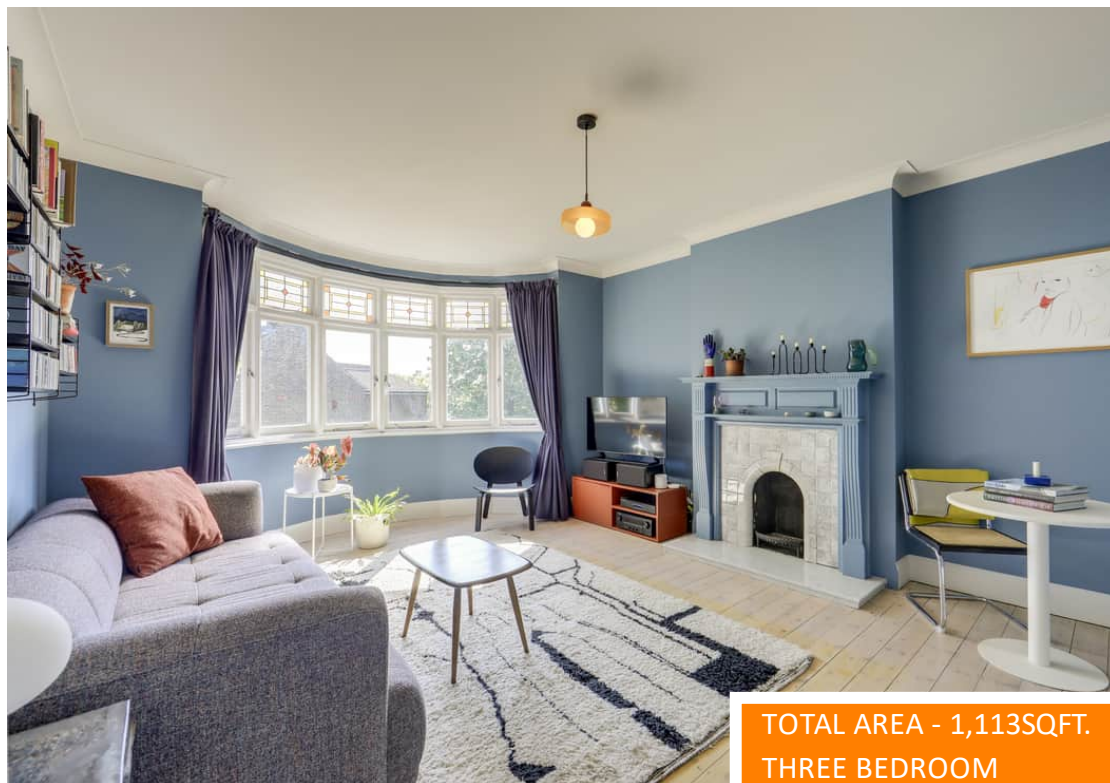
Garage

18'6" x 16'7" (5.64m x 5.05m)



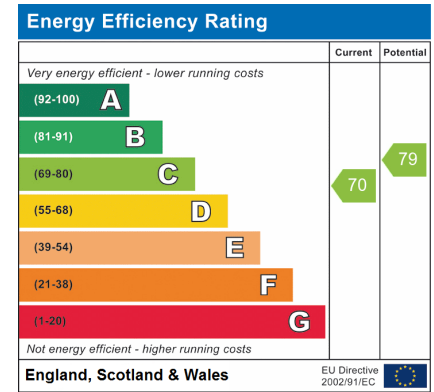
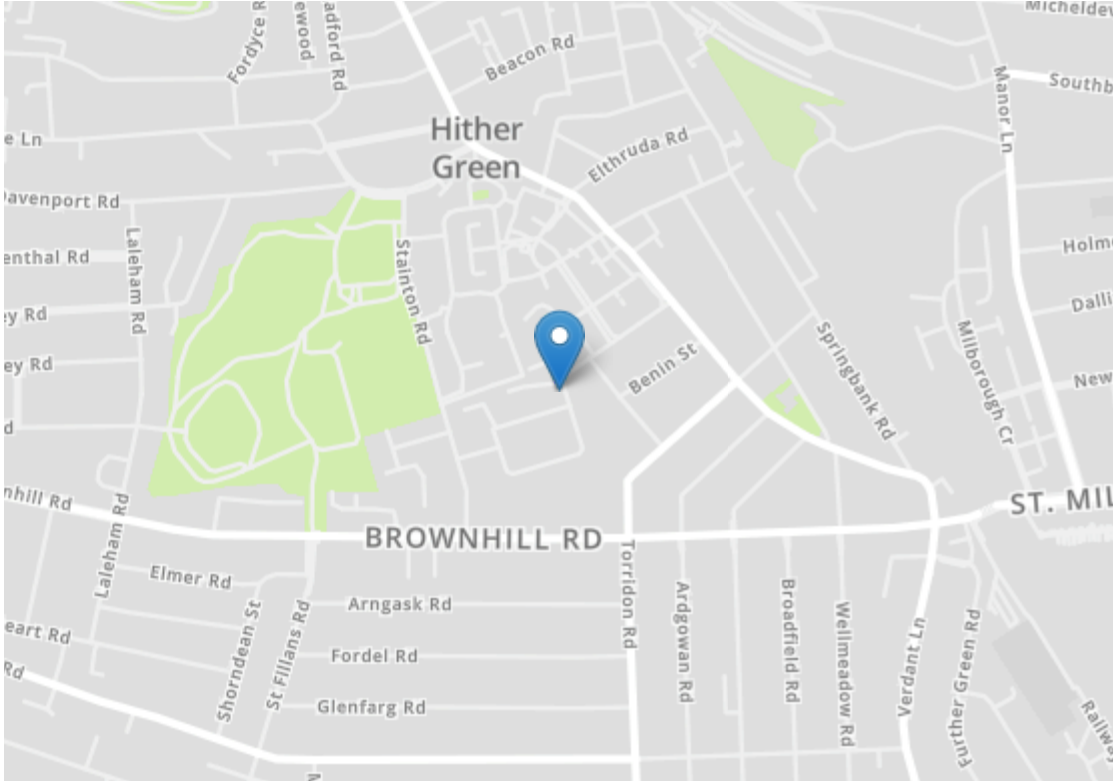
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TOTAL AREA - 1,113SQFT. PRIVATE GARDEN
THREE BEDROOM DETACHED GARAGE
MAISONETTE
LARGE LOFT





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