

MUNDAY'S

Crystal Palace Road, East Dulwich

£575,000



Big and bright one double bedroom garden flat within a handsome Victorian semi-detached house, with a generous west-facing garden and side access. Chain free.

The property is lovely as is. It is also ripe for renovation/extension to a two double bedroom flat, with its lovely wide side-return. Obviously you would need to seek and obtain the relevant permissions (the building's Freeholder is Southwark Council).

This is a popular residential tree-lined street putting you in a highly enviable spot! Walk to Lordship Lane in seven minutes, and both East Dulwich Station and Peckham Rye Park and Common's 113 acres in under 15.

*Munday's Estate Agents Ltd.*  
2 Mary Boast Walk  
London SE5 8SP  
020 3318 8900

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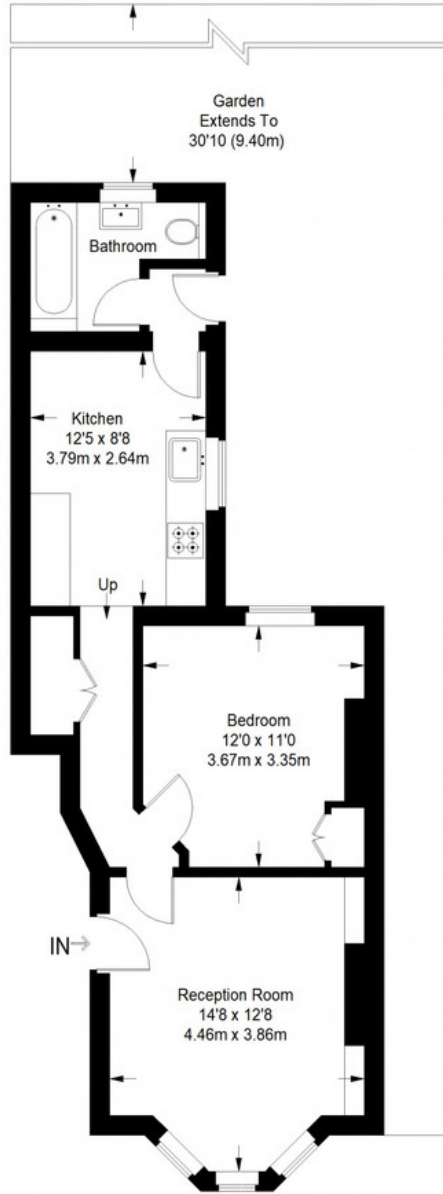


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**Ground Floor = 537 sq ft**

Approximate Gross Internal Area  
GROUND FLOOR = 537 sq ft / 49.89 sq m  
Total = 537 sq ft / 49.89 sq m



This plan is for layout guidance only. Not drawn to scale unless stated. Windows and door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them. (ID357409)

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