

POMFRET ROAD, CAMBERWELL, SE5
FREEHOLD
£1,200,000

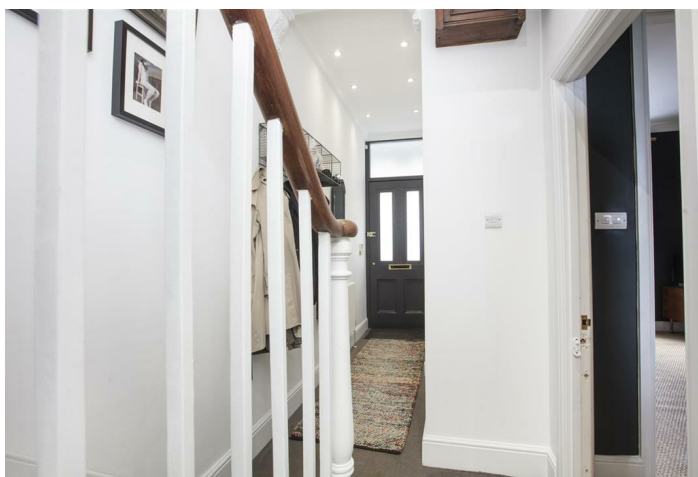
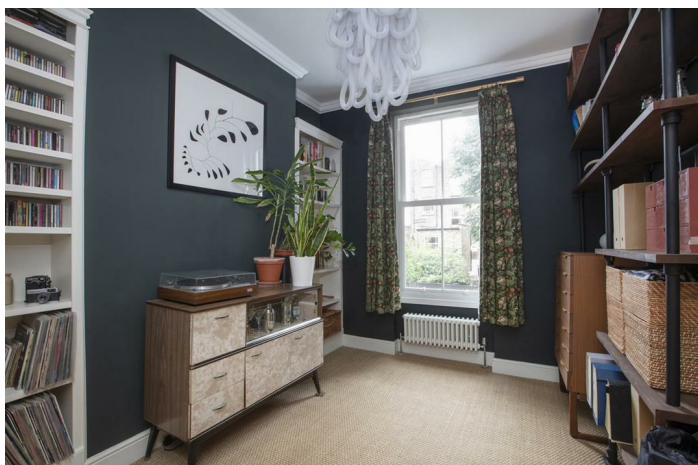


SPEC

Bedrooms : 3
Receptions : 2
Bathrooms : 2

FEATURES

Three Bedrooms
Two Bathrooms
Four Floors
Utility Room
Low Maintenance Garden
Freehold
Virtual Tour Available



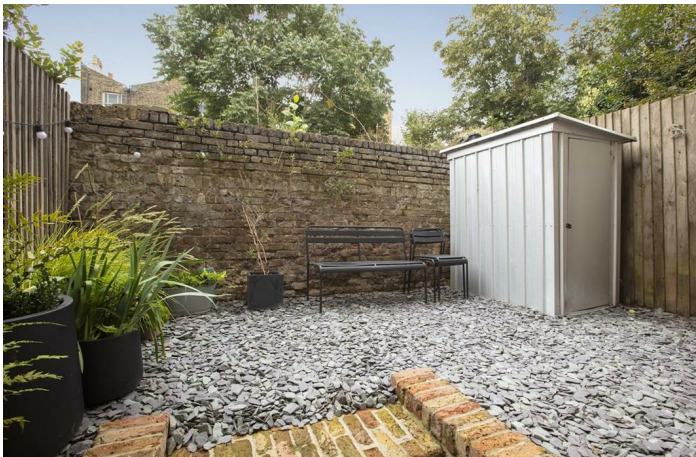
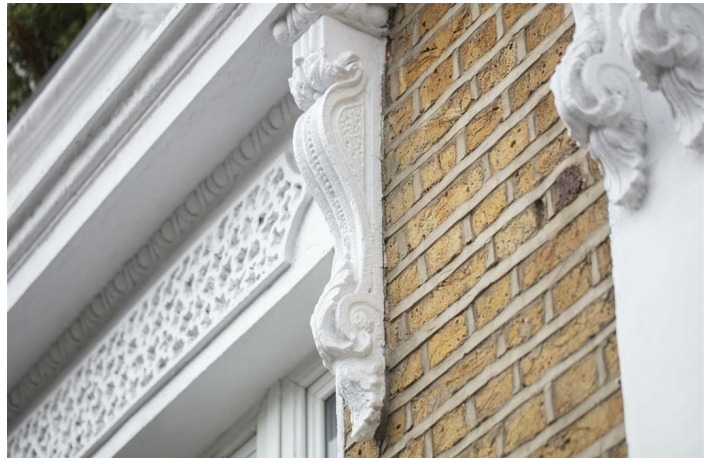
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Alluring Three Bed Victorian Terrace over Four Floors with Extras

This attractive period house sits on the very handy Pomfret Road in Camberwell, a residential street bursting with period properties. The location puts you close to both Camberwell and Brixton, and within easy reach of the lovely Ruskin Park. Beautifully decorated throughout, you'll enjoy three double bedrooms (one master suite), two receptions, two bathrooms, utility room and large lower ground kitchen. The rear garden is neat but cute – low maintenance and walled to the rear. Transport-wise you're spoiled for choice with Loughborough Junction Station just a three minute stroll. From here you can be in Elephant & Castle in less than five minutes. Blackfriars, Farringdon, City Thameslink, Kings Cross and Luton services are also frequent and quick. Brixton is an easy 10 minute walk for the Victoria Line.

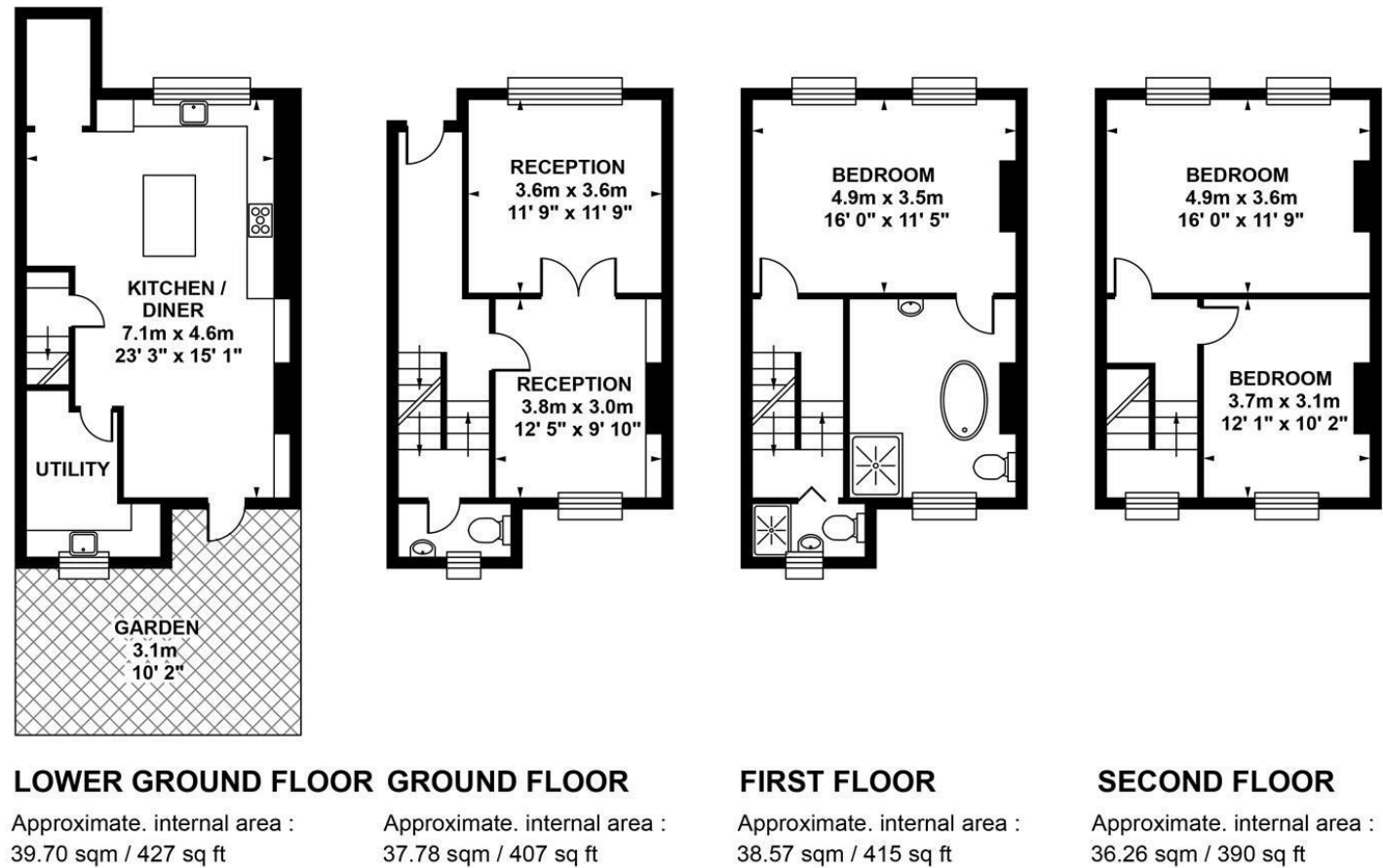
Pretty iron railings invite you up a short flight of steps to a charcoal grey front door where you enter the hall. There's hard-wearing, stylish sisal flooring underfoot, crisp white walls, cornicing and high ceilings to greet you. A step to the left will reveal a fab double reception drenched in Farrow and Ball's delicious 'Studio Green'. The space is separated centrally by wooden double doors. The front section has a tasteful, original feature fireplace while the rear enjoys integrated shelving. A rear lower landing supplies a handy guest wc with contemporary tiling, honeycomb patterned floor, heated towel rail and frosted window for privacy. Continue down to the lower ground floor which is almost entirely taken by a large, open plan kitchen/diner. It's very impressive, with spacious cooking and dining areas. Plenty of white, high gloss units run along the far right angle and there is a 5 ring gas hob and range and a large central island with tonnes of storage. A beautiful period fireplace sits toward the rear and makes a great focal point. Extras on this floor include a large utility room with sink, worktop and space/plumbing for a washing machine plus a pantry area running under the steps of the house at the front.

The first floor produces an amazing and impressive master suite with overtly generous slumber space stretching the full width of the house. There's a feature fireplace, cornicing and a huge adjoining en suite bathroom fit for a King and Queen. In here you'll find a double walk-in shower, huge freestanding tub, trough-style hand basin and contemporary loo. Electric underfloor heating will keep you toasty come winter. A compact but ever-so-handly family shower room can be found on the rear landing. A final climb to the second floor reveals bedrooms two and three – both finely sized doubles with lofty views and sash windows.

Camberwell promises any number of cracking pubs and delicious restaurants. The Camberwell Arms has won awards for its food, whilst the Tiger, Sun and Stormbird are always lively options. Even closer is the Sun Of Camberwell! The house is also situated just around the corner from the Cambria pub which is a much-loved local boozer. Bustling Brixton is a 10 minute stroll or a quick bus for a host of more eateries and entertainment. The 'Ritzy' cinema is a fab spot to catch art house and mainstream movies. There's a huge selection of bars and restaurants - the Brixton Village covered market offers everything from Vietnamese to Columbian. The very charming Myatts Field is only a few minutes walk away and has a children's play area, coffee shop and wonderful period bandstand.

Tenure: Freehold

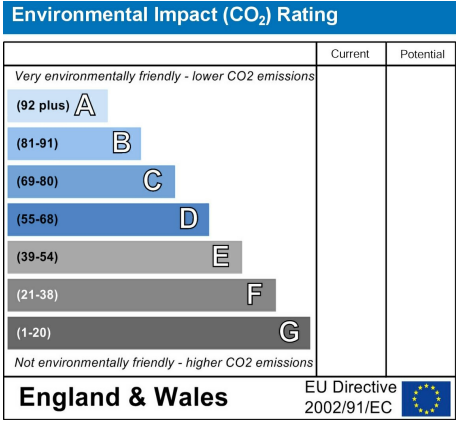
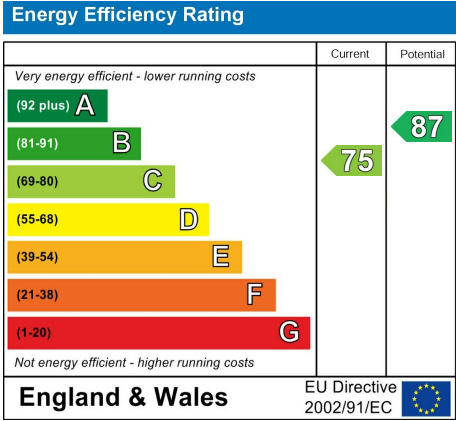
Council Tax Band: F



TOTAL APPROX FLOOR AREA
Approximate. internal area : 152.31 sqm / 1639 sq ft
Measurements for guidance only / Not to scale



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All information supplied should be checked by your solicitor prior to exchange of contracts. Lease details, measurements, floorplans and photographs are displayed for guide purposes only. We have not carried out a structural survey and the services, appliances and specific settings have not been tested.

