



## 41 Slaithwaite Road

London, SE13 6DJ

**Asking Price £1,000,000**

Situated in the vibrant heart of Lewisham, with Lewisham, Ladywell and Hither Green stations a 10 min walk away, Slaithwaite Road is an impressive Victorian end of terrace, four bedroom family home with a very generous loft space and brilliant basement for storage.

The property showcases numerous original features including decorative mouldings, ceiling roses and cast iron fireplaces, all of which contribute to its historic charm and character. A private rear garden offers a tranquil retreat from urban life, providing ample space for landscaping and outdoor entertaining. Residents can enjoy proximity to several green spaces. Hilly Fields, a short walk away, offers panoramic views of London, tennis courts and a café. Ladywell Fields, another nearby park, features riverside walks, sports facilities and play areas, making it ideal for families.

The area is well-served by reputable educational institutions. Prendergast School, an all-girls secondary school with a co-educational sixth form is renowned for its academic excellence. St Mary's Lewisham Church of England Primary School offers quality education for younger children, fostering a supportive learning environment.

Lewisham boasts a diverse selection of dining and social venues and the acclaimed Fox & Firkin performance venue is a short walk away. The Ladywell Tavern, located on Ladywell Road, is celebrated for its traditional pub atmosphere, locally sourced craft beers, and a diverse food menu catering to various dietary preferences. The Rising Sun, situated on Loampit Vale, offers a welcoming environment with a large beer garden, live music, and sports screenings, making it a popular spot for social gatherings.

### Viewing

Please contact our Galloways Penge Office on 020 8778 1120 if you wish to arrange a viewing appointment for this property or require further information.

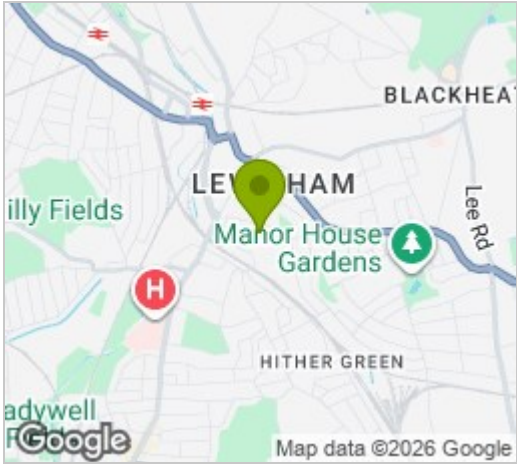
- AN ATTRACTIVE VICTORIAN RESIDENCE
- FOUR BEDROOMS
- AN ABUNDANCE OF ORIGINAL FEATURES
- HIGH CEILINGS
- DOWNSTAIRS LOO
- TWO RECEPTION ROOMS
- GENEROUS LOFT SPACE
- 15 MINUTE WALK TO LEWISHAM DLR
- 12 MINUTE WALK TO LADYWELL STATION
- (WALKING TIMES ESTIMATED BY GOOGLE MAPS)



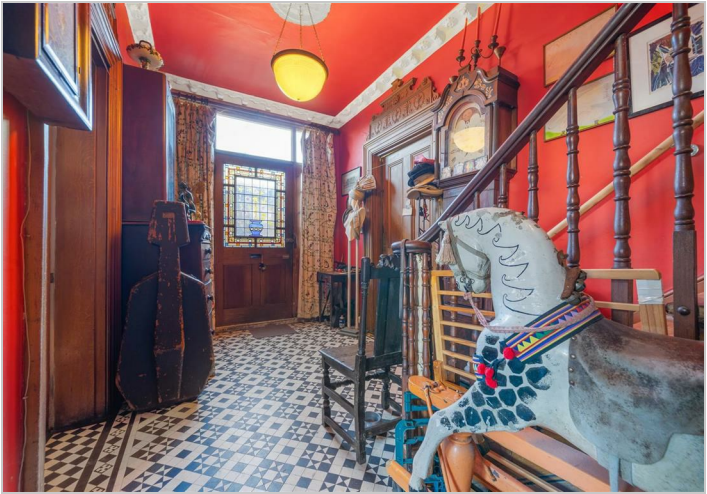
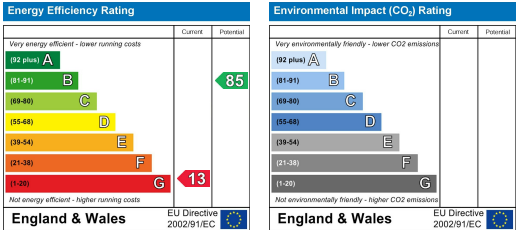
Floor Plan



Area Map



Energy Efficiency Graph



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.