

# Jukes & Co

## Estate Agents



## Ingatestone Road

, London, SE25 4LG

Offers Over £365,000



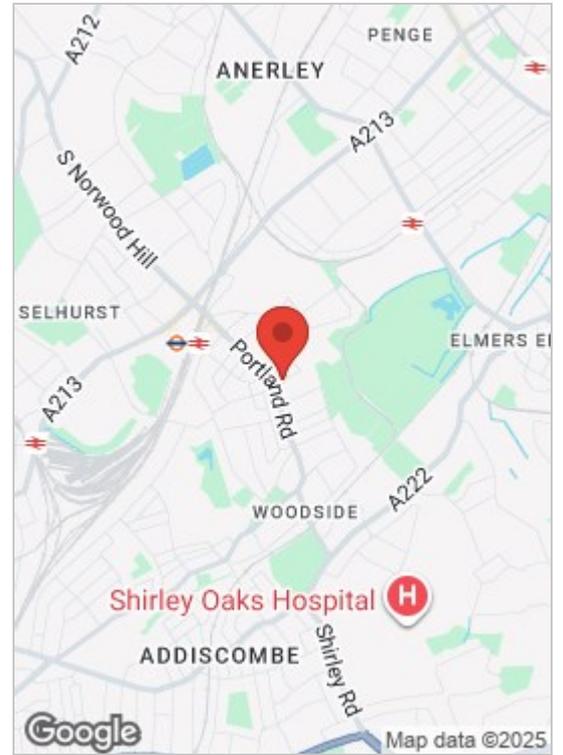
We are delighted to offer this superb two-bedroom ground floor Victorian maisonette, set on a quiet residential road in South Norwood. The property boasts its own private front door, a generous 25ft reception room with doors leading out to a spacious private garden, a modern fitted kitchen, and a contemporary shower room. Full of character and charm, the home blends period features with stylish modern touches, making it perfect for first-time buyers, downsizers, or investors.

Ideally located just minutes from local bus routes, schools, South Norwood Leisure Centre, and the beautiful open spaces of South Norwood Country Park, this property also offers excellent access to South Norwood High Street. The high street provides a growing selection of independent cafes, shops, and everyday amenities, all within a short walk. The area benefits from a strong sense of community and ongoing regeneration, adding to its appeal.

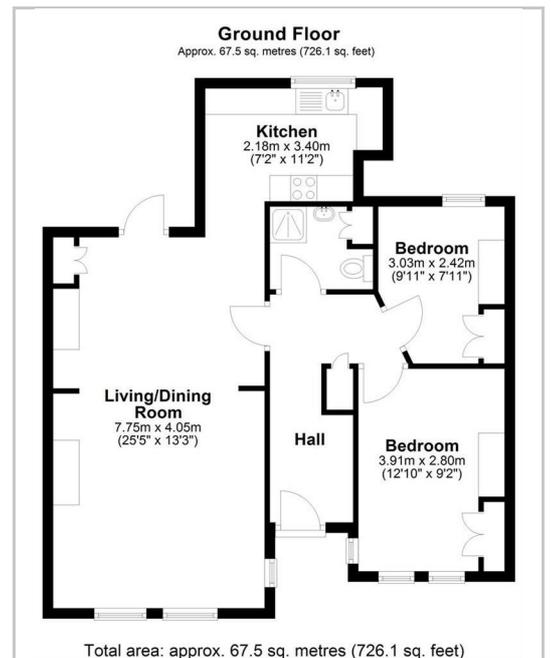
Norwood Junction station is close by and offers exceptional transport links, including fast trains to London Bridge in just 12 minutes, plus Overground and Southern services to Canada Water, Shoreditch, Clapham Junction, Victoria, and East Croydon. Nearby South Norwood Lakes adds further lifestyle appeal with scenic walks, a boating lake, and tennis courts, providing the perfect balance of green space and urban convenience.



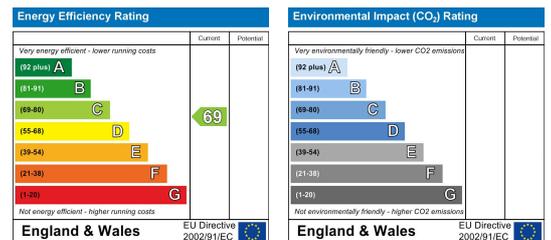
## Area Map



## Floor Plan



## 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 firm's employment has the authority to make or give any representation or warranty in respect of the property.

### Sales and Lettings

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