



Baird Gardens, SE19 | £625,000

02087028111

[dulwichvillage@pedderproperty.com](mailto:dulwichvillage@pedderproperty.com)

**pedder**  
We live local



# In General

- An impressive ground floor maisonette for sale located in this desirable quiet private road
- Extended and upgraded to a high standard
- Three double bedrooms
- Lounge/dining room
- Fitted kitchen, modern bathroom
- Stunning 31' private garden to the rear
- Single garage situated en-bloc
- Beautifully presented throughout
- Desirable private road
- Offered with no onward chain

# In Detail

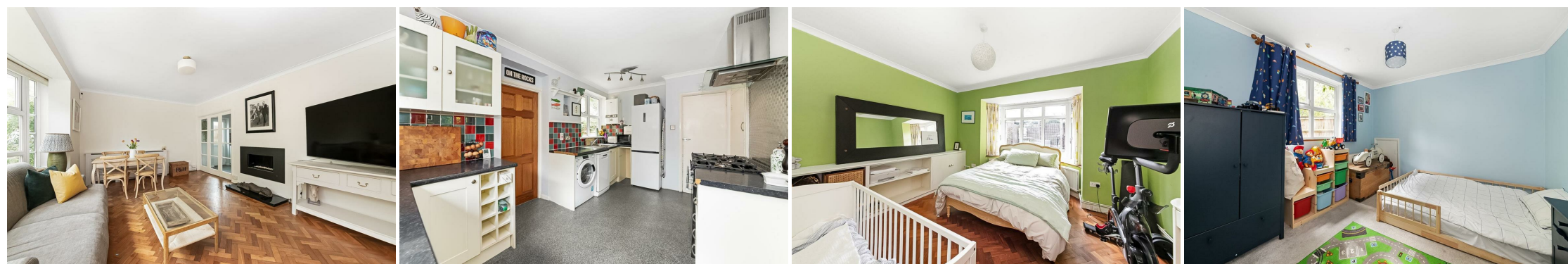
An impressive ground floor maisonette for sale located in this quiet, community orientated private road bordering West Dulwich and Crystal Palace.

The property has been extended and upgraded creating a beautifully presented interior including solid parquet wood flooring throughout. With a gross internal area of 1017 sq ft the property offers particularly spacious accommodation comprising three double bedrooms, 18 ft lounge/dining room flooded with light from large bay window, fitted kitchen and modern bathroom. Externally to the rear there is a delightful private garden measuring 31' in excellent condition with mature shrubs and seating area. There is also single garage situated en-bloc.

Baird Gardens is well located for access to Dulwich Village and West Dulwich with their variety of independent shops, cafes and restaurants. Crystal Palace centre is also close-by with numerous shopping and leisure facilities. The property is also within walking distance of several beautiful green spaces including Dulwich Park, Dulwich & Sydenham Woods, Belair Park and Crystal Palace Park. Excellent rail connections to central London are available from nearby Sydenham Hill (Victoria and Blackfriars) and Gipsy Hill (London Bridge and Victoria). The No3 bus also stops close by, giving easy access to Herne Hill, Brixton and into central London.

Internal viewing of this lovely property is advised. Offered with no onward chain.

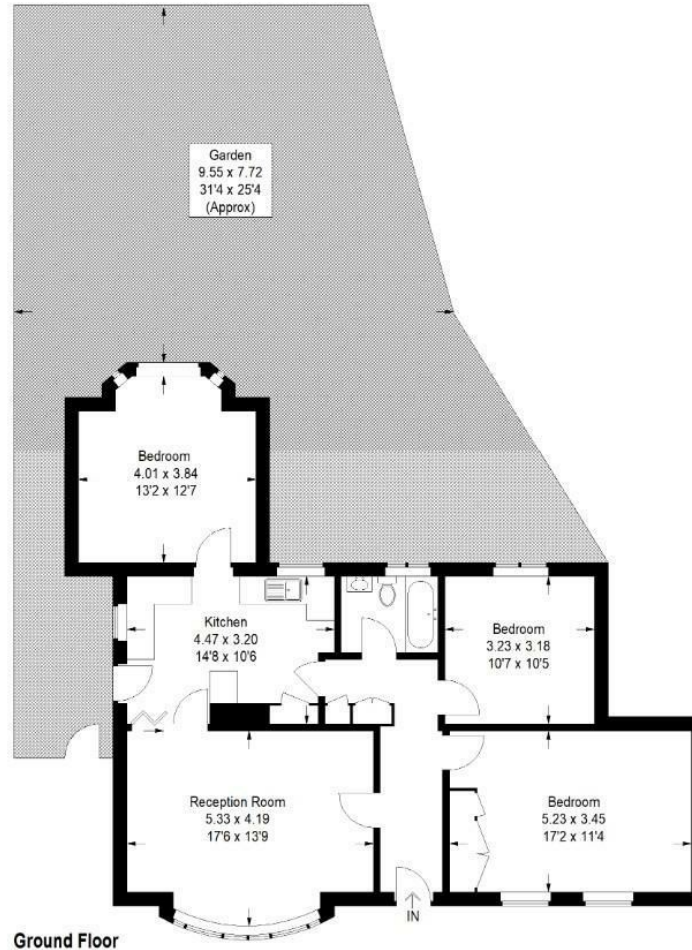
EPC: D | Council Tax Band: D | Lease: 121 years remaining | SC: £276 pa | GR: £100 pa | BI: £624 pa



# Floorplan

**Baird Gardens, SE19**

Approximate Gross Internal Area  
94.3 sq m / 1016 sq ft



**Ground Floor**

Copyright www.pedderproperty.com © 2026

These plans are for representation purposes only as defined by RICS - Code of Measuring Practice.  
Not drawn to Scale. Windows and door openings are approximate. Please check all dimensions, shapes and compass bearings before making any decisions reliant upon them.

Energy Efficiency Rating	
Very energy efficient - lower running costs	Current
102 plus) <b>A</b>	
81-101) <b>B</b>	
69-80) <b>C</b>	
55-68) <b>D</b>	<b>66</b>
39-54) <b>E</b>	
21-38) <b>F</b>	
1-20) <b>G</b>	
Not energy efficient - higher running costs	
England & Wales	
EU Directive 2002/91/EC	

Pedder Property Ltd trading as Pedder for themselves and for the vendor/landlord of this property whose agents they are, give notice that (1) these particulars do not constitute any part of an offer or contract, (2) all statements contained within these particulars are made without responsibility on the part of Pedder or the vendor/landlord, (3) whilst made in good faith, none of the statements contained within these particulars are to be relied upon as a statement of representation or fact, (4) any intending purchaser/tenant must satisfy him/herself by inspection or otherwise as to the correctness of each of the statements contained within these particulars, (5) the vendor/landlord does not make or give either Pedder or any person in their employment any authority to make or give representation or warranty whatsoever in relation to this property.