



Hall Drive, SE26 | £2,750 Per Calendar Month

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In General

- Superb Mid-Century Town House
- Kitchen / dining room
- Generous reception
- Four bedrooms
- Bathroom and ensuite shower room
- Private rear garden
- Direct access to communal gardens
- Not suitable for HMO'S
- Available mid September

In Detail

A superb four bedroom, two bathroom Town house centrally located in Sydenham on a highly desirable private road, close to excellent transport links, good local schools and green open spaces.

Forming part of a crescent of mid century houses, these properties are well suited to those who enjoy wonderful light filled accommodation, a peaceful and tranquil setting and a strong sense of community.

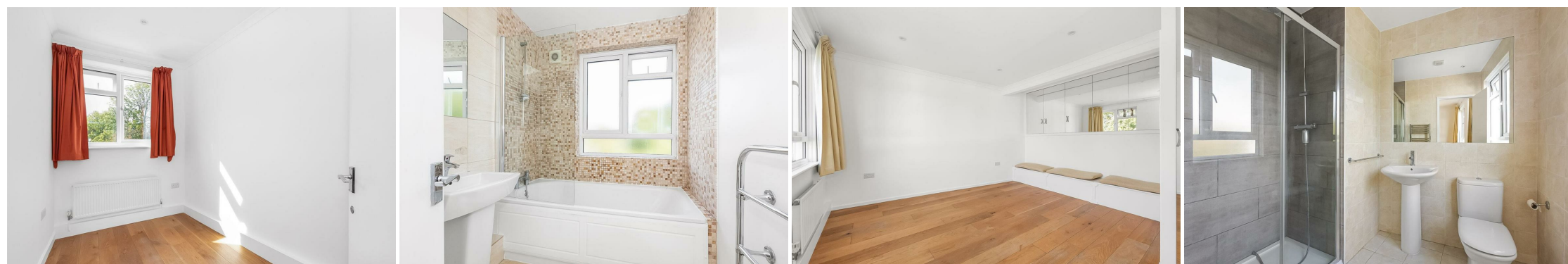
Arranged over three floors, the property comprises a kitchen / dining room which opens onto the private rear garden, a large reception on the first floor with views over the gardens to the front, three double bedrooms (one ensuite), a study /child's room and a family bathroom.

The kitchen is currently undergoing a complete renovation and will soon be ready to welcome a new tenant. All appliances will be brand new and fully integrated.

Further benefits include a garage, utility room and downstairs cloakroom. To the rear of the house is a gate providing direct access into a communal garden, purely for residents only.

Located within the Lawrie Park Triangle, Hall Drive is one of the most sought after roads in the area, within close proximity of Crystal Palace Park, Sydenham High Street, Sydenham Overground and fantastic schools.

EPC: D | Council Tax Band: E | Available mid September | Offered unfurnished | HD: £634.61 | SD:£3,173.07

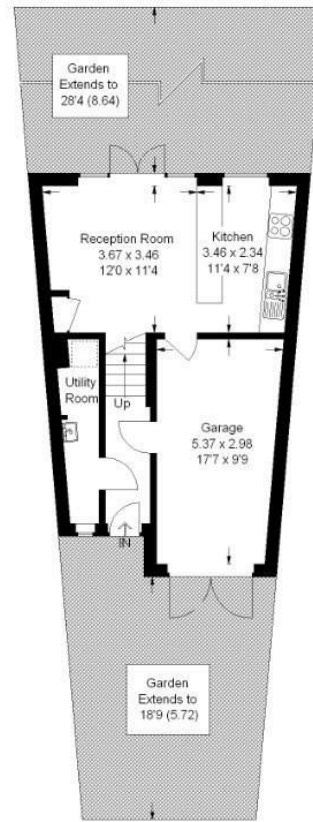


Floorplan

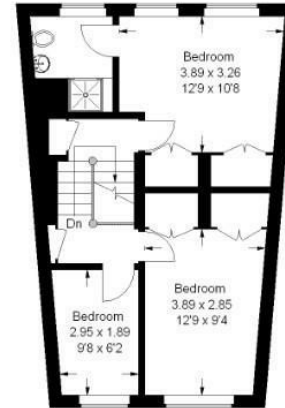
Hall Drive, SE26



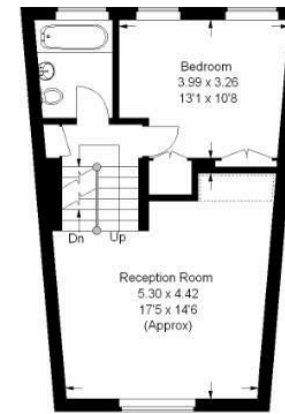
Approximate Gross Internal Area (Including Garage) :-
140 sq m / 1507 sq ft



Ground Floor



Second Floor



First Floor

= Reduced headroom below 1.5 m / 5'0

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Energy Efficiency Rating	
Very energy efficient - lower running costs	Current
102 plus) A	
76-101) B	
69-75) C	
55-68) D	
39-54) E	
21-38) F	
1-20) G	
Not energy efficient - higher running costs	
England & Wales	EU Directive 2002/91/EC

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