



Pleydell Avenue, SE19 | Guide Price £900,000

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# In General

- Three bedroom Victorian house
- Sought-after tree-lined road
- Moments from Crystal Palace station and the park
- Spacious kitchen / diner
- Sunny low maintenance rear garden
- A short stroll from central Crystal Palace
- Characterful accommodation and features

# In Detail

GUIDE: £900,000 - £925,000

Positioned on a highly sought-after no-through road just moments from Crystal Palace Station and the park, this elegant Victorian three double bedroom home combines period charm with a warm, inviting atmosphere.

The attractive brick-fronted facade sets the tone for the characterful accommodation arranged over two floors. Ideal as the next step for a growing family or as a long-term home to settle into, the property offers generous proportions throughout. The entrance level features a superb 25ft dual-aspect reception room with a charming feature fireplace, bespoke cabinetry, large windows that flood the space with natural light, and tastefully considered decor. To the rear, a spacious kitchen/diner showcases German-designed units, excellent storage and work surfaces, underfloor heating, and bi-fold doors that open onto the garden.

Upstairs, three well proportioned double bedrooms include a 15ft main bedroom with a pretty tiled fireplace. A useful landing recess provides the perfect spot for home working or a reading nook, whilst the neatly finished bathroom offers a rainfall shower and underfloor heating. There is also access to a sizeable loft with potential for conversion (STP).

The south-easterly rear garden is a peaceful, low-maintenance retreat with planted borders, a decked seating area, and plenty of sunshine — ideal for relaxing with friends and family.

Pleydell Avenue is a quiet, tree-lined road of similar period homes and enjoys a strong sense of community. Excellent transport links, green spaces, and the vibrant shops, cafes and leisure options of the Triangle are all within easy reach.

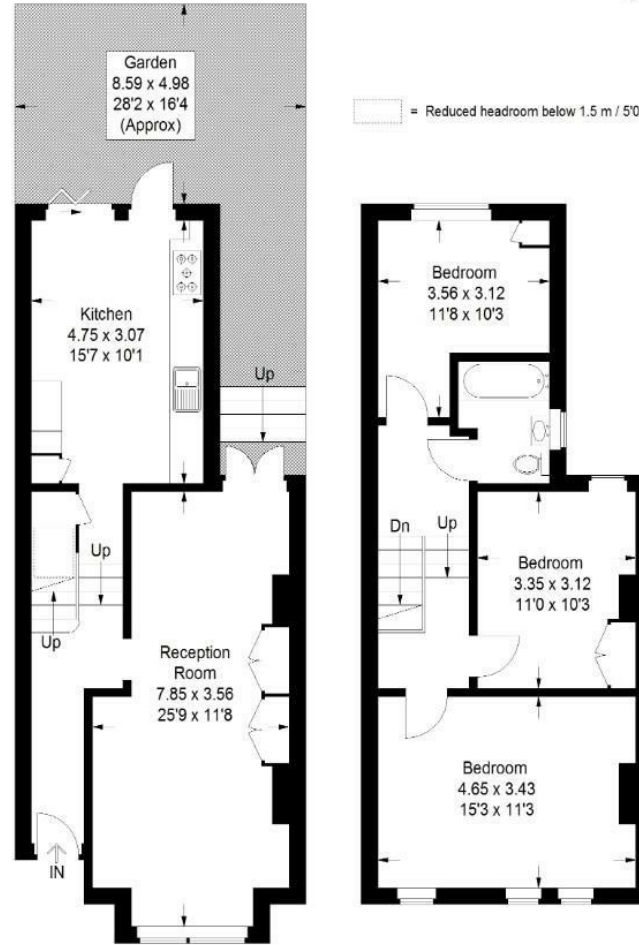
EPC: D | Council Tax Band: D



# Floorplan

## Pleydell Avenue, SE19

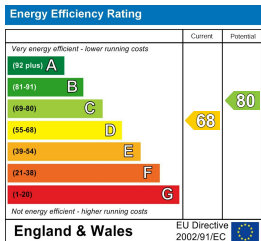
Approximate Gross Internal Area  
98.3 sq m / 1058 sq ft



Ground Floor

First Floor

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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.



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