



Grove Hill Road | London | SE5

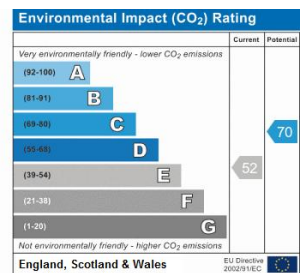
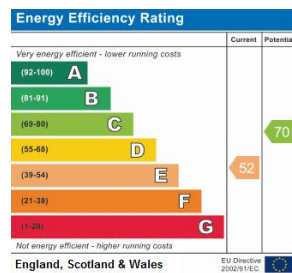
Freehold

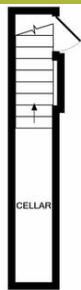
£1,400,000

- Victorian Family Home
- Five Bedroom House
- South Facing Garden
- Mezzanine level
- Denmark Hill
- Ruskin Park
- Amazing Views
- Conservation Area
- Cellar
- Lordship Lane

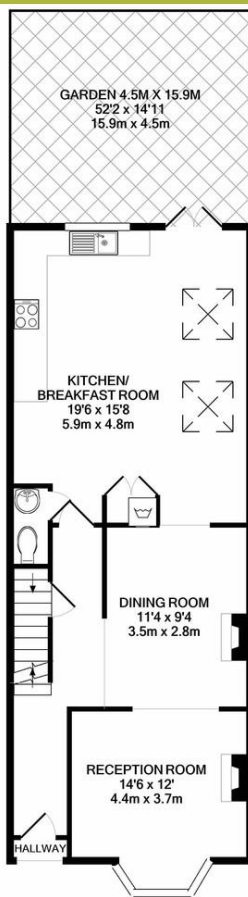


A beautiful five double bedroom Victorian house on a highly sought-after road bordering Denmark Hill, Peckham Rye and East Dulwich. The ground floor is spacious and open plan with the kitchen/reception rooms opening out onto a large south facing garden. The top floor has fantastic views of the city and has been extended into the loft, with high, vaulted ceilings, skylights and a mezzanine level. Denmark Hill, Peckham Rye and East Dulwich Stations are all a few minutes' walk away with quick and regular services all over London. There are a number of excellent local schools and green spaces.





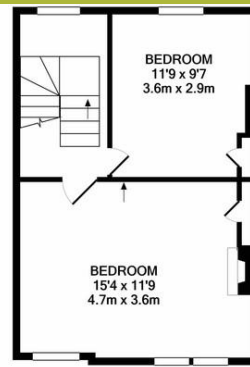
CELLAR  
APPROX. FLOOR  
AREA 53 SQ.FT.  
(4.9 SQ.M.)



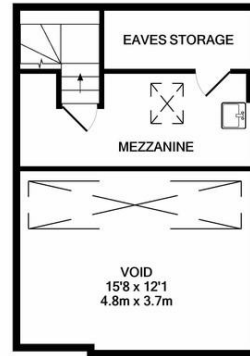
GROUND FLOOR  
APPROX. FLOOR  
AREA 660 SQ.FT.  
(61.3 SQ.M.)



1ST FLOOR  
APPROX. FLOOR  
AREA 521 SQ.FT.  
(48.4 SQ.M.)



2ND FLOOR  
APPROX. FLOOR  
AREA 355 SQ.FT.  
(33.0 SQ.M.)



3RD FLOOR  
APPROX. FLOOR  
AREA 352 SQ.FT.  
(32.7 SQ.M.)

TOTAL APPROX. FLOOR AREA 1941 SQ.FT. (180.3 SQ.M.)

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.  
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## Viewing Arrangements

Strictly by appointment

## Contact Details

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Agents Note: Whilst every care has been taken to prepare these sales particulars, they are for guidance purposes only. All measurements are approximate and for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements