



**Guide Price £735,000**  
3 bedroom terraced house

Murillo Road  
Hither Green



# Read all about it...

**GUIDE PRICE \*\*£735,000 - £750,000\*\***

Presented new to the market, this three-bedroom family residence on Murillo Road is strategically located near reputable nurseries and schools, charming local establishments including shops, cafes, and pubs, excellent transport connections, and just a stone's throw from the expansive green landscapes of Manor House Gardens.

Spanning two large floors, the property offers a sizable living room at the front, complemented by a bright and spacious kitchen and dining area that opens up through some luxurious bi-fold sliding doors to the rear garden, which features a tiled patio perfect for a summer day. The ground floor is further enhanced by the beautiful neutral decoration throughout as well as cellar access for additional storage.

On the first floor, three bedrooms await, including two generously proportioned doubles, alongside a family bathroom. This beautiful freehold house has the advantage of being spacious and located in a particularly desirable area in Hither Green - get in contact to book a viewing now!



**THREE BED FAMILY HOME  
FREEHOLD  
PERIOD BUILDING**

**0.6 MI HITHER GREEN STATION  
CLOSE TO MANOR HOUSE  
GARDENS  
KITCHEN / DINER**

**Like what you see?**

Call **020 8852 0026** or email us at [hithergreen@stanfordstates.london](mailto:hithergreen@stanfordstates.london)  
to arrange a viewing or request further information



## GROUND FLOOR

### Reception Room

4.64m x 4.00m (15' 3" x 13' 1")

Fitted Carpet, Double Glazed Sash Windows, Chandelier Lighting, Decorational Fireplace, Built in Shelving & Storage.

### Hallway

Hardwood Flooring, Carpeted Stairs, Chandelier Lighting.

### Kitchen / Diner

5.92m x 5.18m (19' 5" x 17' 0")

Hardwood Flooring & Stone Tiled Flooring, Double Glazed Bi-fold Doors into Garden, Double Glazed Rear Window, Skylights, Chandelier Lighting with Additional Flush Ceiling Lights, Built in Shelving & Storage, Integrated Dish Washer, Integrated Sink with Single Faucet Mixer Tap, Extraction Hood.

## FIRST FLOOR

### Bedroom

3.88m x 3.27m (12' 9" x 10' 9")

Fitted Carpet, Chandelier Lighting, Decorational Fireplace, Double Glazed Sash Window.

### Bedroom

4.64m x 3.27m (15' 3" x 10' 9")

Fitted Carpet, Chandelier Lighting, Double Glazed Sash Windows, Decorational Fireplace.

### Bedroom

3.03m x 1.8m (9' 11" x 5' 11")

Fitted Carpet, Double Glazed Sash Window, Chandelier Lighting.

### Bathroom

Tiled Walls & Flooring, Hand Wash Basin with Mixer Tap, Ceiling Flush Lighting, Frosted Double Glazed Casement Window, W/C & Bath/Shower.

## OUTSIDE

### Garden

5.16m x 4.99m (16' 11" x 16' 4")

Wooden Planting Area, Traditional Pizza Oven, Tiled Flooring, Wooden Privacy Fence.

## BASEMENT

### Cellar

Extra Storage Area in Basement.





Total Area: 100.1 m<sup>2</sup> ... 1078 ft<sup>2</sup> (excluding garden)

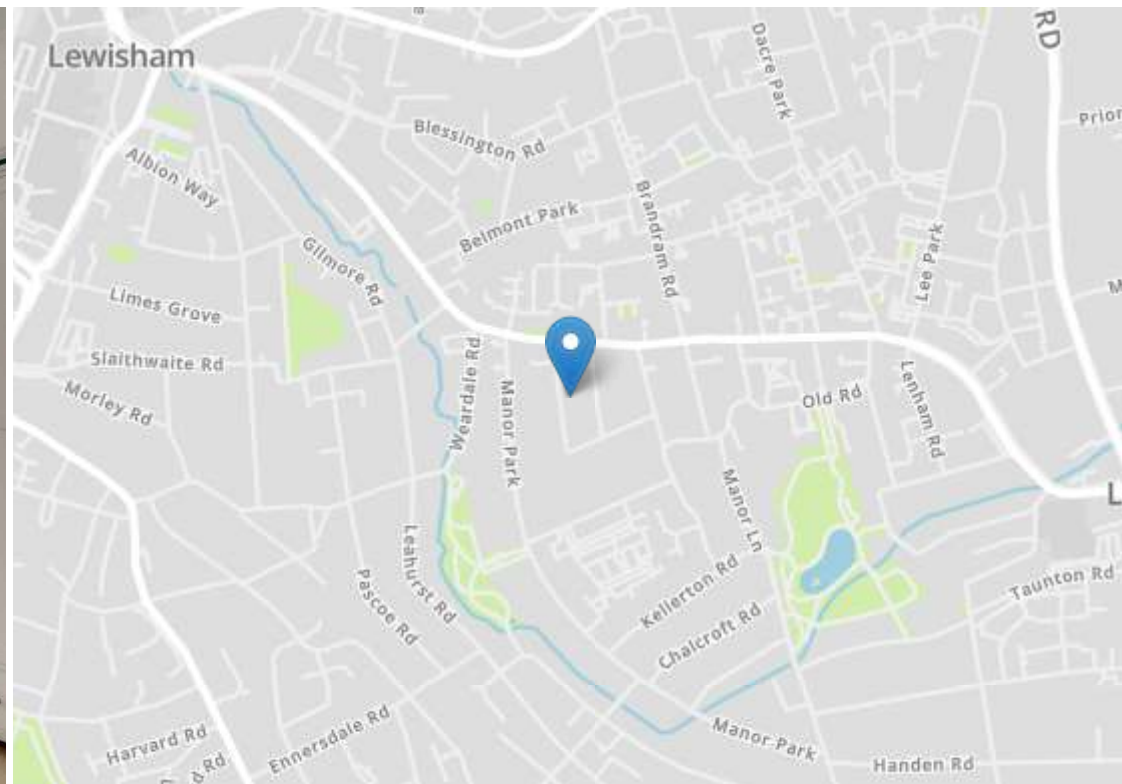
Drawn for Stanfords Sales & Lettings  
This floorplan is for illustrative purposes only. Whilst every effort has been made to ensure the accuracy of the plan, the dimensions and total area are approximated only and should not be relied upon.











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