

Stanfords
— sales & lettings —



£725,000 Freehold
2 bedroom end of terrace house

Leahurst Road
Hither Green

Read all about it...

This beautifully presented two-bedroom end-of-terrace house has been lovingly renovated by the current owners, blending period charm with modern style. The front façade has been carefully restored to its original brickwork, while a sleek kitchen and a stunning four-piece bathroom suite add a contemporary touch. The result is a stylish, move-in-ready home with a welcoming and modern feel.

Stepping inside, you're drawn into a bright and spacious double reception room, where bay windows and a charming fireplace create a warm and inviting lounge area. The original wood floorboards have been thoughtfully restored, adding character and elegance to the space. To the rear, the dining space seamlessly flows into a modern kitchen, fitted with sleek, contemporary units, ample worktop space, and dual-aspect windows that flood the room with natural light.

Upstairs, two generously sized bedrooms offer comfortable living, while the stunning bathroom features a separate bathtub and a walk-in shower—designed as a perfect retreat for relaxation. The loft room, illuminated by Velux windows, is an ideal home office or creative space, with potential for further expansion (STPP). Outside, the beautifully landscaped garden provides a tranquil escape, with ample space for alfresco dining, relaxation, and gardening enthusiasts. A storage shed at the rear and off-street access make it especially convenient for bike users.

Situated on Leahurst Road, a sought-after residential street in Hither Green known for its charming period homes and strong sense of community. The area benefits from excellent transport links, with Hither Green Station just a short walk away, offering fast connections to London Bridge, Charing Cross, and Cannon Street.

Families are well-catered for, with highly regarded nurseries and schools nearby, including Trinity CoE Primary School and the Ofsted-rated 'Outstanding' Brindishe Manor Primary School. Green spaces are in abundance, with Manor Park just a stone's throw away, as well as the scenic Manor House Gardens and Mountsfield Park within walking distance. Local amenities include independent cafés, restaurants, and boutique shops, contributing to the welcoming, village-like atmosphere that makes Hither Green such a desirable place to live.

Council Tax: Lewisham band C

RENOVATED THROUGHOUT
MODERN KITCHEN & BATHROOM
VERSATILE LOFT ROOM
CLOSE TO MANOR PARK

LIGHT & MODERN INTERIORS
LANDSCAPED GARDEN WITH SIDE ACCESS
0.2MI FROM HITHER GREEN STATION
APPROX 858SQFT.



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to arrange a viewing or request further information



On the left side of the kitchen, there is a stainless steel refrigerator. Next to it is a white gas stove with a stainless steel range hood above it. Below the stove is a white oven. The countertop is white and holds a kettle, a toaster, and some wooden cutting boards. The upper cabinets are white with black handles, and a woven basket is placed on top of them. The wall behind the counter is covered in white subway tiles.

In the center of the kitchen, there is a white sink with a chrome faucet. Above the sink is a window with a view of a residential street. On the windowsill, there are two vases with colorful flowers. To the right of the sink, there are wooden shelves holding various kitchen items, including a cutting board, a coffee maker, and some jars.

On the right side of the kitchen, there is a large window with a white frame. Below the window is a white countertop. On the countertop, there are two white ceramic containers labeled "FLOUR" and "SUGAR". Below the countertop, there are open shelves holding various kitchen items, including a stack of plates, a bowl, and some jars. A light switch is located on the wall to the right of the window.



On the right side of the kitchen, there are open shelves under the countertop. The shelves are white and hold various kitchen items, including a stack of plates, a bowl, and some jars. At the bottom of the shelves, there are several books, including one titled "Joe Wicks".

GROUND FLOOR

Entrance Hall

Wall-mounted lights, radiator, wood flooring.

Reception Room

3.49m x 3.12m (11' 5" x 10' 3")

Double-glazed windows, plantation shutters, built-in window seat, fireplace, radiator, wood flooring.

Dining Room

4.27m x 3.48m (14' 0" x 11' 5")

Double-glazed window, ceiling light, fireplace, column radiator, understairs storage cupboards, wood flooring.

Kitchen

3.71m x 2.35m (12' 2" x 7' 9")

Double-glazed windows and door to garden, track ceiling light, fitted kitchen units, sink with mixer tap and drainer, integrated dishwasher, oven, gas hob and extractor hood, plumbing for washing machine, combi boiler (installed 2022), radiator, tile flooring.

FIRST FLOOR

Landing

Pendant ceiling light, loft access, fitted carpet.

Bedroom

4.27m x 3.49m (14' 0" x 11' 5")

Double-glazed windows, plantation shutters, pendant ceiling lights, column radiators, fitted carpet.

Bedroom

3.48m x 2.70m (11' 5" x 8' 10")

Double-glazed window, plantation shutters, pendant ceiling light, radiator, wood flooring.

Bathroom

3.71m x 2.35m (12' 2" x 7' 9")

Double-glazed window, plantation shutters, wall mounted lights, bathtub with handheld shower, walk-in shower with rainfall and handheld showers, washbasin, WC, column radiator with towel rail, storage cupboard, tile flooring.

LOFT

Loft Room

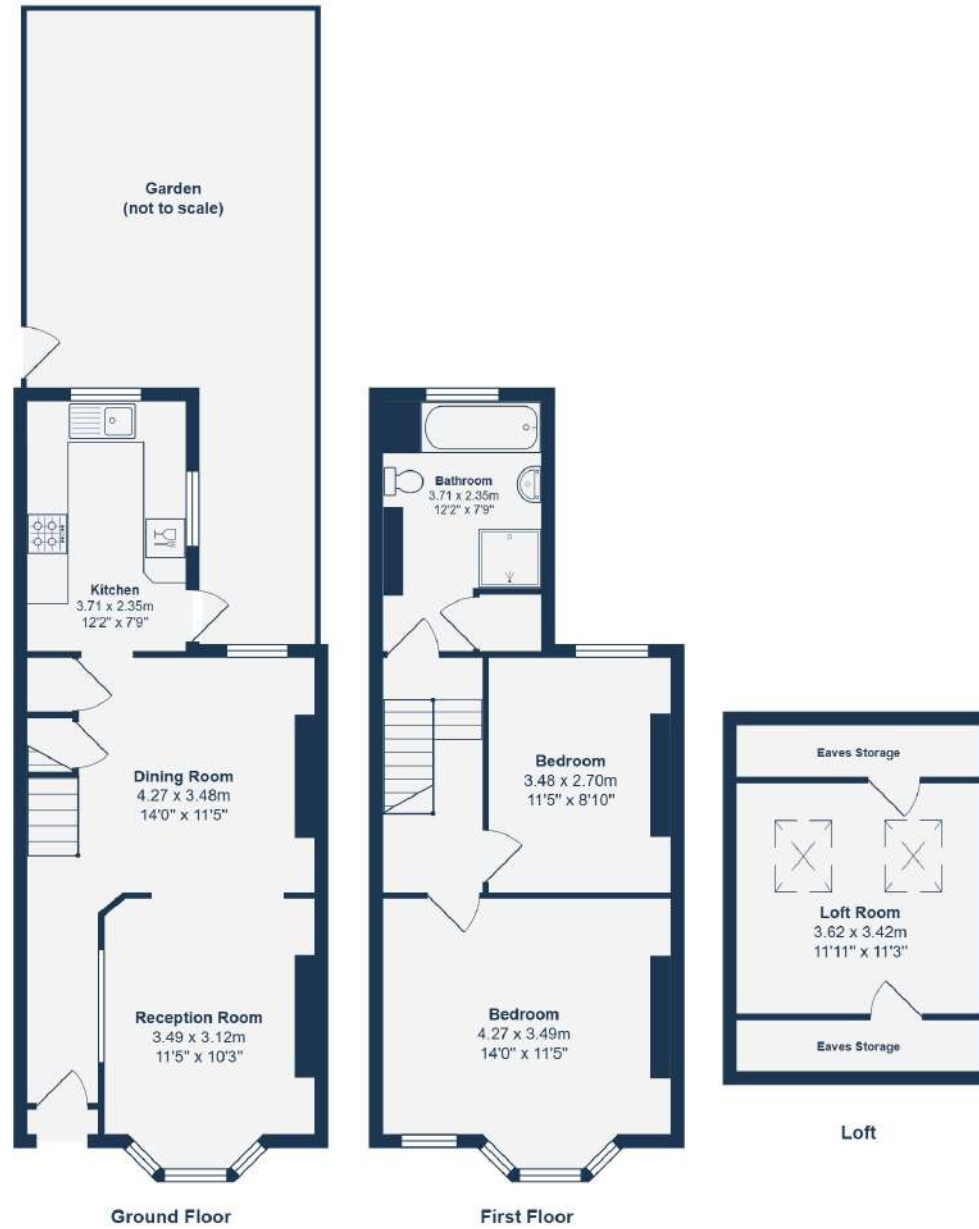
3.62m x 3.42m (11' 11" x 11' 3")

Velux roof windows, inset ceiling spotlights, eaves storage, wood flooring.

OUTSIDE

Garden

Front and rear gravel patios, lawn, raised plant bed, storage shed and side access.



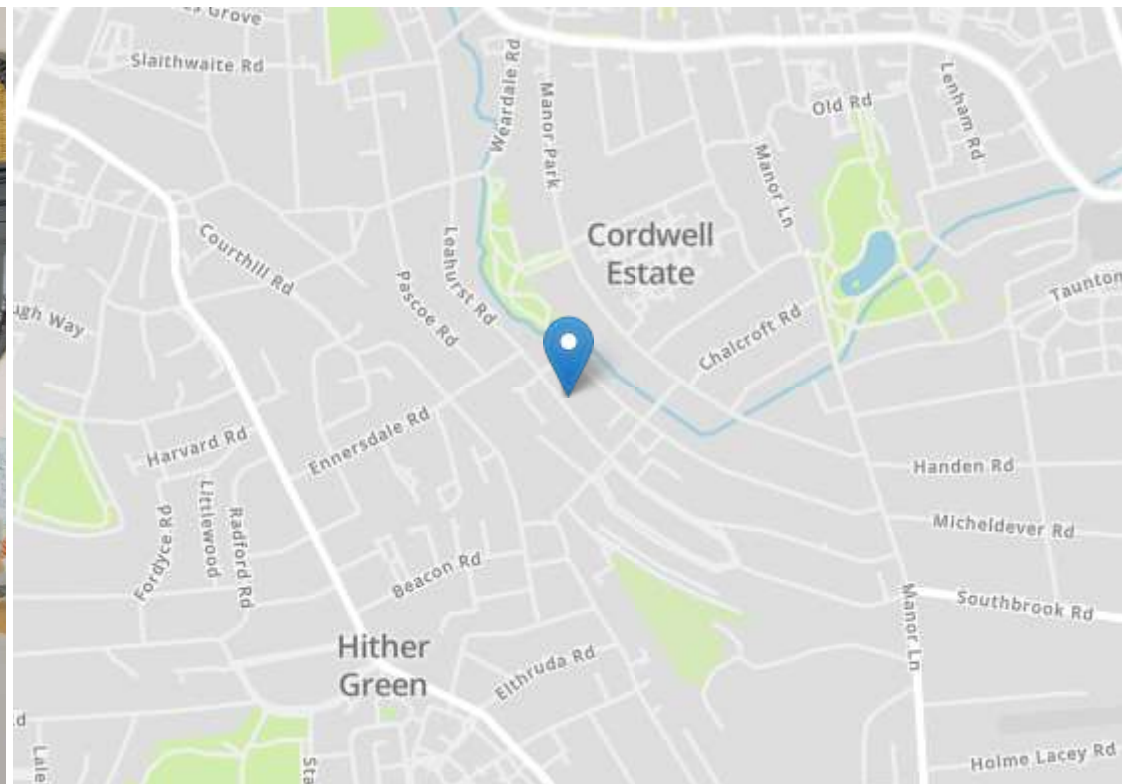
Total Area: 79.8 m² ... 858 ft² (excluding loft room & eaves storage)

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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