



STANFORDS

Devonshire Road, Forest Hill
£475,000



Devonshire Road

Forest Hill

Set on Devonshire Road in the heart of Forest Hill, this well-presented two-bedroom, ground-floor garden flat offers a move-in-ready home within a vibrant community and excellent commuter links.

Benefiting from its own private entrance, the property is beautifully presented throughout. On entry, the spacious lounge is filled with natural light from bay windows overlooking the front of the property and provides ample space for both relaxing and dining. The modern kitchen features sleek fitted units with integrated appliances, offering a stylish and practical cooking space.

To the rear, you'll find a contemporary bathroom, alongside two generously sized bedrooms, the principal bedroom benefiting from built-in wardrobes.

Stepping outside, the private garden has been lovingly maintained and provides a tranquil space for outdoor relaxation, entertaining, or al fresco dining.

Ideally located in the heart of Forest Hill, the property is just a short walk from Forest Hill Station, providing fast and convenient access to Central London via the Overground and National Rail services. The area boasts an eclectic mix of independent shops, cafés, restaurants, and supermarkets, while the renowned Horniman Museum and Gardens are also nearby. Its popular Sunday market is perfect for discovering local and independent producers, making this an ideal home for those seeking both convenience and a vibrant lifestyle.

Council Tax band: C

Tenure: Leasehold

- **Ground Floor Flat**
- **Private Garden**
- **Light & Modern Interiors**
- **Own Front Door**
- **Great Location**
- **Close to Forest Hill Station**





GROUND FLOOR

Reception Room

17' 9" x 12' 11" (5.42m x 3.94m)

Double-glazed sash bay windows, inset ceiling spotlights, pendant ceiling light, radiator, wood flooring.

Kitchen

10' 5" x 7' 5" (3.18m x 2.26m)

Inset ceiling spotlights, fitted kitchen units, sink with mixer tap, integrated dishwasher, fridge/freezer, oven and gas hob, extractor hood, wood flooring.

Utility Closet

Storage cupboard housing washing machine and boiler.

Bedroom

16' 8" x 8' 9" (5.08m x 2.67m)

French doors to garden, pendant ceiling lights, built-in wardrobes, radiator, wood flooring.

Bedroom

9' 11" x 7' 5" (3.03m x 2.26m)

Window and door to garden, inset ceiling spotlights, radiator, wood flooring.

Bathroom

7' 10" x 5' 7" (2.40m x 1.69m)

Inset ceiling spotlights, bathtub with shower and screen, washbasin, WC, heated towel rail, tile flooring.

OUTSIDE

Garden

Private garden with patio leading to raised lawn.





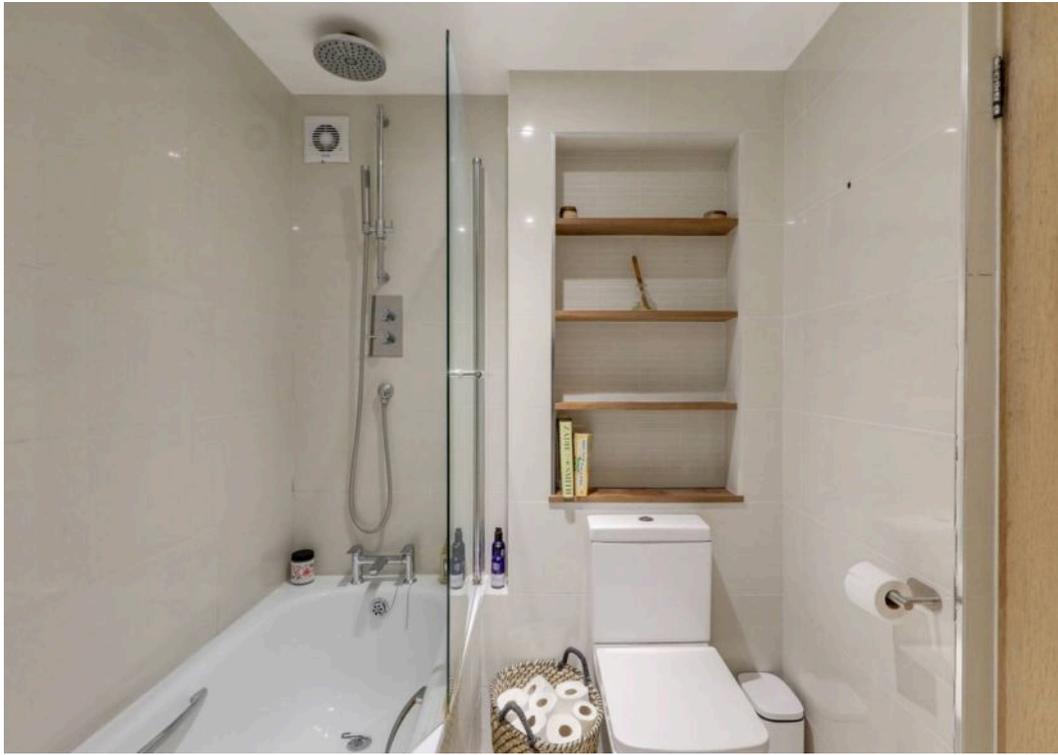
Ground Floor

Total Area: 61.6 m² ... 663 ft²

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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