



Ildersly Grove, West Dulwich **SE21**





Description

Located in close proximity to the schools and amenities of West Dulwich and Dulwich Village, this five bedroom semi detached period property is the proverbial blank canvas with plenty of opportunity to update subject to the usual consents.

With an inviting entrance hall leading to a front aspect reception, this enchanting property retains plenty of character with ornate cornicing and feature fireplaces. To the rear is the kitchen/dining room with access to the garden and side passage as well as a further reception room with double doors leading out on to the patio and garden beyond.

Spread across the upper floors are two bathrooms and five bright and airy bedrooms including one that is currently set up as a dressing room to the principal bedroom.

Location

The property is located on a pretty tree-lined residential road in West Dulwich. Local amenities in West Dulwich are close at hand, as are the shops and boutiques of Dulwich Village.

Transport links are excellent with West Dulwich Rail Station (0.4 miles) services to London Victoria and morning and evening services to London Blackfriars. Regular buses also serve Central London.

Outstanding state schools such as Elm Wood Primary School and Kingsdale Foundation School are within close proximity, as are world-renown independent schools such Dulwich College and Dulwich Prep London. All distances are approximate.

Tenure: Freehold EPC: E Council Tax Band: G

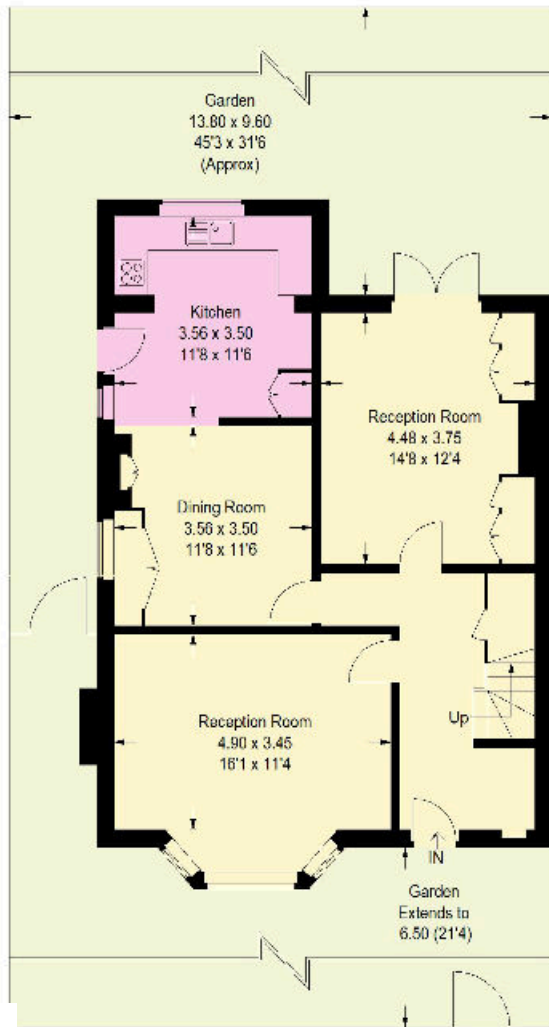
Local Authority: Southwark Council and The Dulwich

Estate Scheme of Management









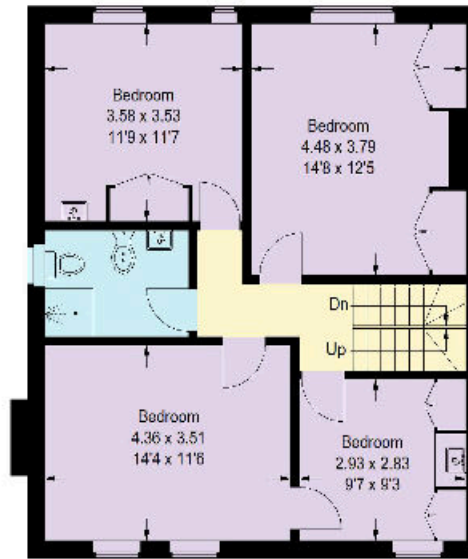
Ground Floor

We would be delighted to tell you more

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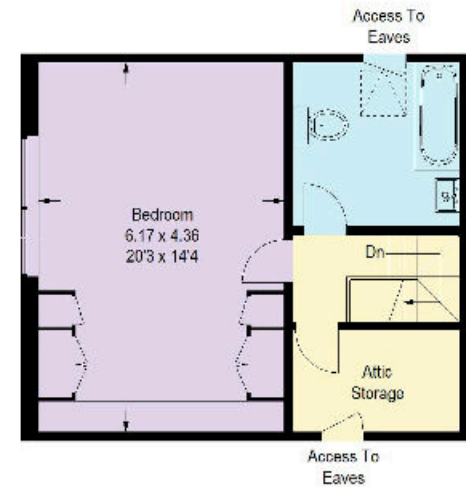
This plan is for guidance only and must not be relied upon as a statement of fact. Attention is drawn to the important notice on the last page of the text of the Particulars.

Approximate Gross Internal Area
 Ground Floor = 76.6 sq m / 824 sq ft
 First Floor = 68.2 sq m / 734 sq ft
 Second Floor = 48.8 sq m / 525 sq ft
 Total = 193.6 sq m / 2083 sq ft



First Floor

Chica Lambert
 020 3815 9416
 chica.lambert@knightfrank.com



Second Floor

Knight Frank
 Dulwich
 1c Caltan Avenue
 SE21 7DE

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Fixtures and fittings: A list of the fitted carpets, curtains, light fittings and other items fixed to the property which are included in the sale (or may be available by separate negotiation) will be provided by the Seller's Solicitors.
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