



Rutland Walk | Catford, SE6 4LG



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Guide Price: £475,000 - £500,000

Freehold

EPC = TBC

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Rutland Walk, Catford

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Mid-terrace house with accommodation arranged over three floors, benefitting from four bedrooms and a 36' rear garden, well positioned for Catford/Catford bridge stations, shops and schools.

Property Features

- Mid Terrace House With Accommodation Arranged Over Three Floors
- Two Reception Rooms
- Four Bedrooms
- 17' Living Room
- 36' Garden
- Well Located For Catford/Catford Bridge Stations



Interior

Entrance Hall Part opaque double glazed door, radiator, tiled flooring.

Cloakroom Window to front, low level w.c., wash hand basin.

Kitchen/Breakfast Room 3.8m max x 5.92m max (12'6" max x 19'5" max) Double glazed window to front, range of wall and base units with work surface over, stainless steel single drainer sink unit, oven, four ring gas hob, plumbing for washing machine and dishwasher, spaces for appliances, tiled floors, tiled walls, doors to living room.

Living Room 5.33m x 3.86m (17'6" x 12'8") Windows and doors to rear, radiator, laminate flooring.

Conservatory 2.74m x 3.48m (9' x 11'5") Double glazed windows and doors to rear, tiled flooring.

Landing Stairs to 1st flooring landing, radiator, storage cupboard.

Bedroom 2 2.92m x 3.23m (9'7" x 10'7") Double glazed window to front, radiator, carpet.

Bedroom 3 3.23m x 2m (10'7" x 6'7") Double glazed window to rear, radiator, carpet.

Bedroom 4 3.23m x 6 (10'7" x 6) Double glazed window to rear, radiator, carpet.

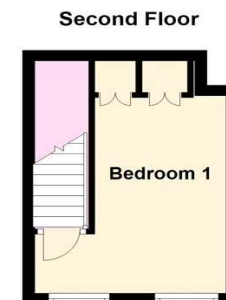
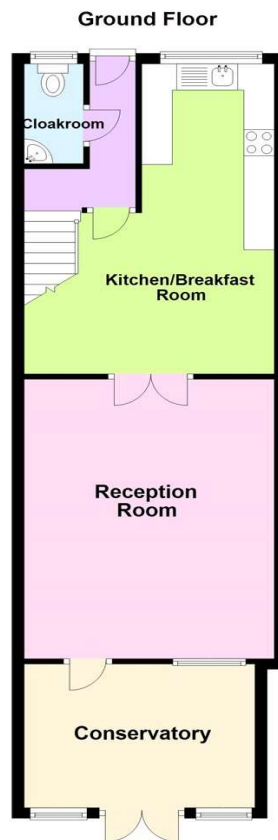
Bathroom 1.52m x 1.9m (5' x 6'3") Two piece suite comprising of panelled bath, pedestal wash hand basin, tiled wall.

W.C. 1.63m x 0.86m (5'4" x 2'10") Low level w.c.

Bedroom 1 4.1m x 2.92m Stairs to second floor, two double glazed windows to rear, radiator, carpet, built in wardrobes.

Exterior

Garden 10.97m (36') Paved rear garden.





Location

Catford is growing in popularity among commuters as journeys from its two mainline stations can take as little as 10 minutes to Central London. The Broadway Theatre is an impressive Art Deco building, with a regular programme of shows and events. Catford's other premium attraction is Mountsfield Park – one of London's best open spaces and home of the annual People's Day. Catford's Black Cat sculpture remains a well-loved landmark.

Additional Information

Local Authority: London Borough of Lewisham

Council Tax: Band D (£1,743.62 pa)

Property Location

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**FOR MORE INFORMATION
CONTACT US TODAY.**

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