







6 Burley Close, Streatham, London, SW16 4QQ

Guide price £500,000

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# 6 Burley Close, Streatham, SW16 4QQ

## Overview

Nestled away in a sought after no through road is this very well presented, and extended three bedroom house. The property benefits from an 18ft kitchen, a downstairs shower room, three good size bedrooms, a modern bathroom, a detached garage and no onward chain.

The property is ideally located near to both Streatham Vale and Norbury and is a walk or short bus journey from Streatham Common or Norbury Stations with direct access to central London via Clapham junction, London Bridge and London Victoria. Woodmansterne school and sixth form is a short walk away as are the shops, bars and restaurants local to Streatham Vale and Norbury.

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## Accommodation

Obscure UPVC double glazed door to

Spacious entrance hall
Double panel radiator, wall mounted thermostat, under stairs storage cupboard.

Dining room
UPVC double glazed leaded light bay window to front aspect, double panel radiator.

Lounge
Double glazed sliding doors to rear aspect, oak flooring, single panel radiator.

Kitchen
Range of fitted wooden wall units with matching cupboards and drawers below, granite effect roll top work surfaces with inlaid stainless steel sink and chrome mixer tap, space for cooker with extractor fan above, space and plumbing for washing machine and dishwasher, space for tall standing fridge freezer, breakfast bar, tiled splash back, double panel radiator, extractor fan, UPVC double glazed door to rear aspect.

Downstairs wet room
Consisting of tiled cubicle with thermostatic power shower and floor drainer, wash hand basin with chrome mixer tap, low level pushbutton flush WC, double panel radiator, part tiled walls, obscure UPVC double glazed windows to side and rear aspects, extractor fan.

Stairs to 1st floor landing
Loft access with pulldown loft ladder.

Bedroom one
UPVC double glazed leaded light window to front aspect, double panel radiator, oak flooring.

Bedroom two
UPVC double glazed window to rear aspect, single panel radiator, cupboard housing "Worcester" boiler

Bedroom three
UPVC double glazed leaded light window to front aspect, single panel radiator, oak flooring, fitted shelving and wardrobe space

Bathroom
Luxury modern suite comprising panel enclosed bathroom with chrome mixer tap and thermostatic shower with hand attachment, wash hand basin with chrome mixer tap and storage cupboards below, low level pushbutton and flush WC, heated chrome towel, two obscure UPVC double glazed windows to rear aspect, extractor fan, tiled flooring, tiled walls.

Rear garden– approximately 75ft (West facing)
Large paved patio area leading to lawn section with flowerbeds side, fence enclosed, outside tap, gated rear access with hardstanding for off street parking.

Detached garage
Up/over door at front

BUYER'S INFORMATION
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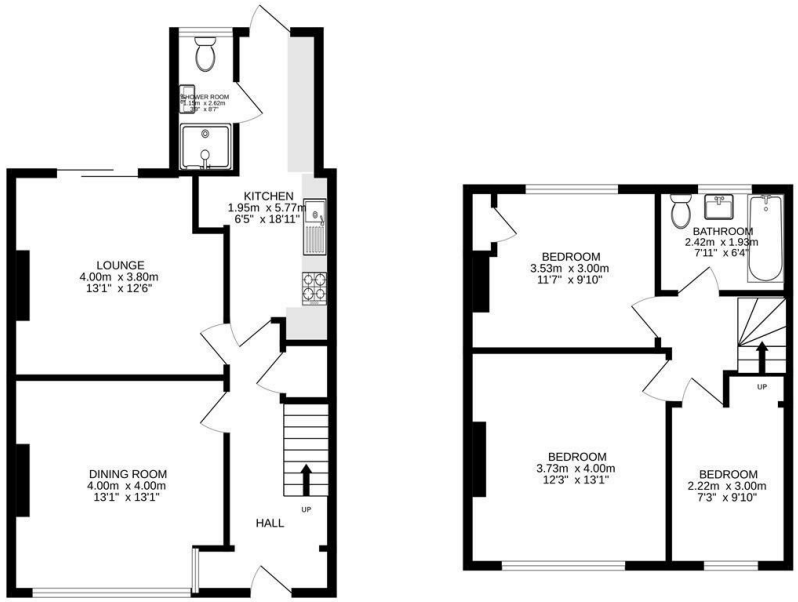




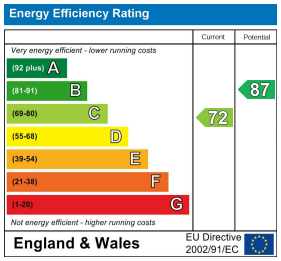




## Floor Plan




## Additional Information




## Viewing

Please contact our Cromwells Office on 0208 647 4422 if you wish to arrange a viewing appointment for this property or require further information.

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