



## Nithdale Road Shooters Hill **£495,000 Freehold**

Delightful mid terraced Victorian house located on a tree lined road on the slopes of Shooters Hill. The well planned and proportioned interior had a double through living room, spacious eat in kitchen leading out to the garden, three bedrooms and family bathroom. The south facing sunny garden has a beautiful Summer House. Good transport facilities are close by with buses, Woolwich Arsenal Station and soon to be Crossrail. Plumcroft Primary School is at the top of the road. The area is well served with many green spaces including Shrewsbury park, the tennis courts, golf course and the ancient Woodlands of Jack Wood and Oxleas Wood.

# KERSHAW'S



## Entrance

Steps up to Entrance door with stained glass window.

## Entrance Hall

Original ceiling mouldings. Dado rail and skirtings. Radiator. Stripped floor boards. Under stairs storage cupboard.

## Living Room

Bay window to the front with sealed double glazed windows and further window to the rear. Open fire place with wooden surround and marble hearth. Built in book shelves and cupboard unit. Stripped floor board to one end and fitted carpet to the other.

## Kitchen/Breakfast Room

Fitted with a range of white high gloss wall, base and drawer units with chrome handles. Solid wood work surfaces. Baumatic 5 ring gas range cooker. Stainless steel canopy extractor hood. Plumbed for washing machine and dishwasher. Space for tumble dryer. Deep enamel sink and drainer with mixer tap. Sealed double glazed windows to the side. Sealed double glazed door to the side and to the rear opening on to the garden. Engineered oak flooring. Wall mounted radiator.

## Cloakroom

Low flush WC. Wash hand basin. Window to the side.

## First Floor

Loft access. Built in storage cupboard.

## Bedroom One

Triple windows to the front. Built in wardrobes with drawers, shelves and hanging rails. Radiator. Ceiling cornice and skirtings.

## Bedroom Two

Window to the rear. Ceiling cornice and skirtings. Radiator. Recessed shelving.

## Half Landing

## Bedroom Three

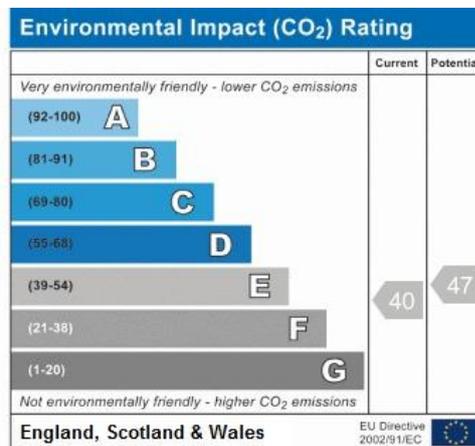
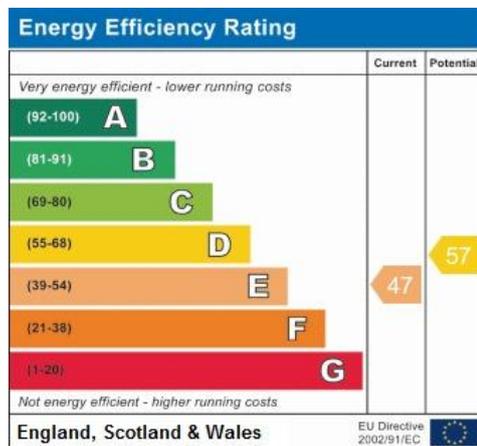
Window to the rear overlooking the garden. Built in bed frame with drawers under and shelving. Radiator.

## Bathroom

Comprised of a white suite with chrome fittings. Curved bath with mixer tap and over bath shower with both fixed head and hand held showers. Low flush WC. Large vanity unit with wash hand basin and mixer tap. Window to the side. Shelving.

## Exterior

Sunny south facing enclosed rear garden with lawn, flower beds, trees and patio area. Large summer house with power and light.



The mention of any appliances and/or services within these sales particulars does not imply they are in full and efficient working order. Reference to the tenure and boundaries of the property are based upon information provided by the vendor. Whilst we endeavour to make our sales particulars as accurate as possible, if there is any point which is of particular importance to you, please contact the office and we will be pleased to check the information. Do so particularly if contemplating travelling some distance to view the property. VIEWING STRICTLY THROUGH KERSHAW'S ON 02082972922

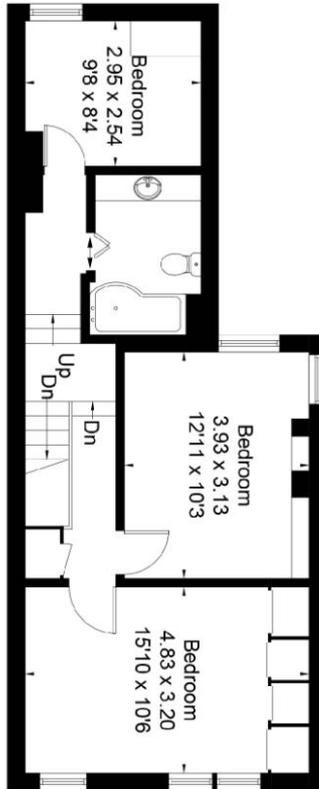
# KERSHAW'S

Approximate Area = 108.0 sq m / 1162 sq ft  
 Summer House = 9.8 sq m / 105 sq ft  
 Total = 117.8 sq m / 1267 sq ft  
 Including Limited Use Area (0.6 sq m / 6 sq ft)

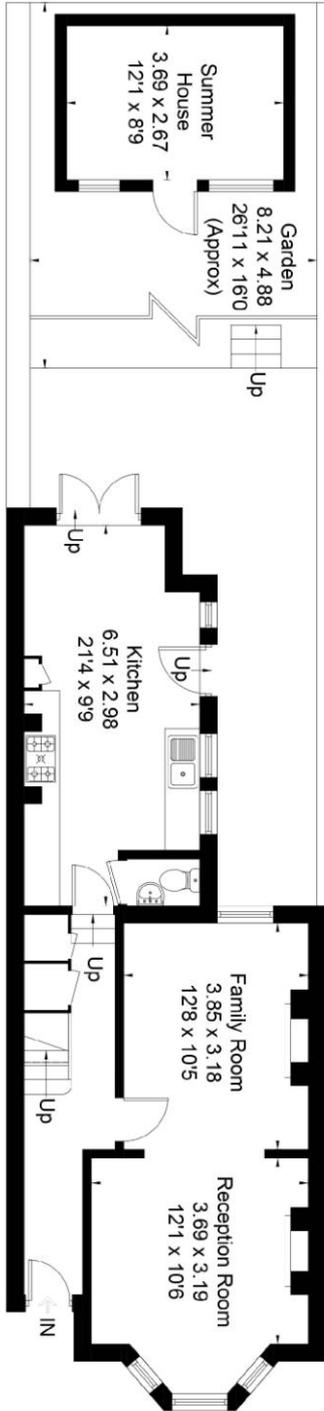


[ ] = Reduced head height below 1.5m

## First Floor



## Ground Floor



Surveyed and drawn in accordance with the International Property Measurement Standards (IPMS 2: Residential)  
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