

Vicarage Park | Plumstead, SE18 7SU

3 | 1 | 2 | **Guide Price £450,000 to £475,000** | **Freehold**

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Vicarage Park, Plumstead

Offering spacious and versatile accommodation is this three storey, three bedroom, two reception room period style home. Convenient for Plumstead Mainline Station and Elizabeth Line.

Property Features

- Council Tax: D
- EPC Rating: D
- Three Bedrooms
- Two Reception Rooms
- Fitted Kitchen
- Three Piece Bathroom Suite
- Planning Permission for Ground Floor Rear Bathroom & Lower Ground Extension
- Convenient Location
- Chain Free









Interior

GROUND FLOOR

Ground Floor Hallway Wood style laminate flooring.

Living Room 3.8m x 3.2m (12'6" x 10'6") Carpet as fitted, mantle piece and surround, original style sash windows, double doors to:

LOWER GROUND FLOOR

Lower Ground Floor Hallway Carpet and door to courtyard.

Separate Shower Cubicle

Dining Room 3.76m x 2.9m (12'4" x 9'6") Original style sash window, carpet as fitted, arch to kitchen.

Kitchen 3.15m x 2.67m (10'4" x 8'9") Fitted with a range of base units with complementary work surfaces, wood laminate flooring, part tiled walls.

Bathroom Fitted with a three piece suite comprising a low level WC, wash hand basin, panelled bath.

Separate WC Fitted with a low level WC, tiled flooring.

FIRST FLOOR

First Floor Landing Carpet as fitted and access to loft, loft stairs providing ample storage.

Bedroom 1 4.52m x 3.07m (14'10" x 10'1") Carpet as fitted, sash window, radiator.

Bedroom 2 3.23m x 2.64m (10'7" x 8'8") Carpet as fitted, radiator.

Exterior

Rear Garden. A generously sized rear garden.



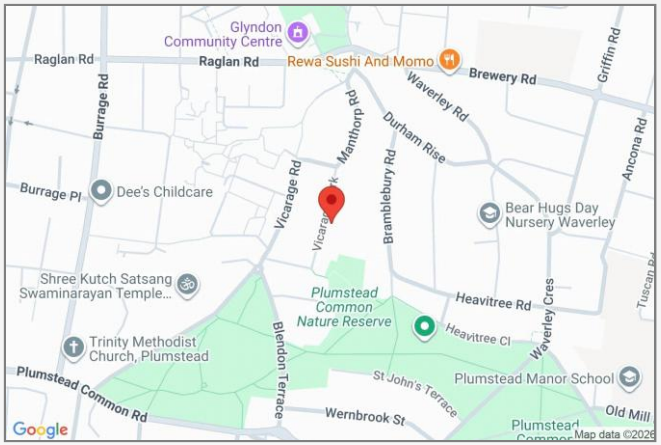






Property Location

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Additional Information

**Prospective purchasers should make their own enquiries with the relevant Local Planning Authority to confirm Planning Permissions.

Plumstead and Woolwich are part of South East London's big reinvention, with Woolwich town centre unrecognisable compared to 20 years ago. Already home to an excellent mainline rail service and the DLR, Woolwich's Crossrail station is well underway. Together with the redevelopment of the Royal Arsenal, Woolwich is emerging as a new urban centre.

Plumstead offers an altogether greener setting, with the vast commons and Oxleas Wood provide a perfect backdrop to some stunning period properties.



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