

Collingtree Road | Sydenham, London, SE26 4QG

2 1 1

£475,000 to £500,000

Leasehold

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Collingtree Road, Sydenham

Stunning and substantial Edwardian conversion flat set on the first floor, with high ceilings, beautiful 19' lounge/dining room and ample storage. Set in a highly sought after residential road, moments away from Sydenham station and high street.

- Council Tax: C
- EPC Rating: D









Interior

Communal Entrance

Entrance Hall Sky light, access to loft, pendant light, carpet, two radiators

Living/Dining Room Four double glazed windows to front, fitted shelves and unit, picture rail, spotlights, carpet, radiator

Kitchen Double glazed window to rear, range of grey shaker style wall and base units, cooker and extractor, integrated fridge/freezer, AEG XL dishwasher, microwave, wine fridge and washer/dryer, granite work tops with inset sink, spotlights, tiled floor, radiator

Bedroom Double glazed bay window to rear, fitted wardrobes, carpet, radiator

Bedroom Double glazed window to side, fitted wardrobes, carpet, radiator

Bathroom Double glazed window to side, tile enclosed bath with built in shower, wash hand basin in tiled vanity with recessed storage, heated towel rail, cupboard, tiled floor

Additional Information

Double glazing

Central heating

Ample storage

Integrated appliances

Substantial 93.5 sqm flat

Edwardian conversion

High ceilings

First floor

New boiler installed October 2025

Potential loft conversion STPP

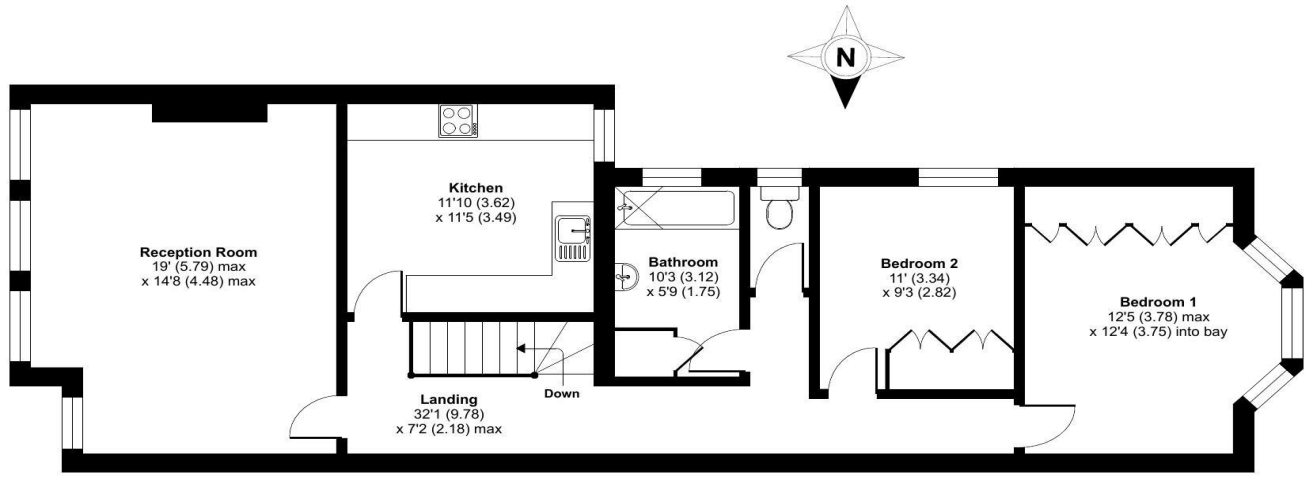
Highly sought after location

Moments from Sydenham station

Collingtree Road, London, SE26

Approximate Area = 1007 sq ft / 93.5 sq m

For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © nichecom 2026. Produced for Robinson Jackson. REF: 1521093



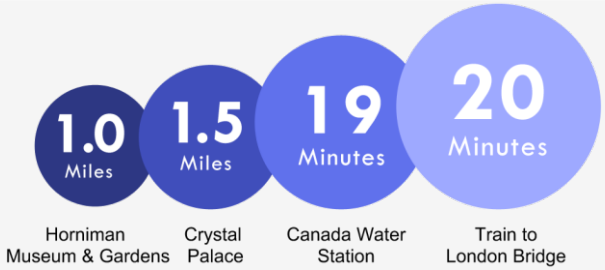




Property Location

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Owner's Comments

We have thoroughly enjoyed our time here. It is a very attractive Edwardian building in a picturesque road. The living area is incredibly spacious with four large windows allowing plenty of light. There is a separate dining area ideal for entertaining and a separate kitchen/breakfast room. There is a substantial loft with potential to convert STPP. It is a lovely, friendly community. It is very quiet, but close to the hustle and bustle. Sydenham station is very near giving excellent access for commuters.



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