



Dulwich Sales, 81-83 Lordship Lane, London SE22 8EP

T 020 8299 8300 E dulwichsales@ludlowthompson.com W www.ludlowthompson.com

WELLS WAY CAMBERWELL



SOLD

REF: 2635180

3 Bed, End of Terrace House, Private Garden

Double Reception - Front and Rear Gardens - Three Double Bedrooms - End of Terrace Freehold House - Close to Burgess Park

A beautiful end of terrace, freehold house on the sought after and quiet Wells Way, Camberwell. This stunning home offers plenty of light and space. This charming home is presented in excellent condition throughout, and briefly comprises of: three double bedrooms, a double reception and a wonderful kitchen-dining space which leads onto a beautiful private garden. Perfect for a family wishing to move to a vibrant area, with nearby independent shops, bars and award winning restaurants. Wells Way... [continued below](#)

Train/Tube - Peckham Rye, Kennington, Oval, Loughborough Junction, Elephant & Castle

Local Authority/Council Tax - Southwark

ludlowthompson



WELLS WAY CAMBERWELL



Lounge



Bedroom 2



Master Bedroom



Bedroom 3



Bedroom



Bathroom



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Hallway



Kitchen 2



Lounge 2



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Wells Way



APPROX. GROSS INTERNAL FLOOR AREA 1278.64 SQ FT / 118.79 SQM
RESTRICTED HEIGHT AREA 150.69 SQ FT / 14.0 SQM

While every effort has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, stairs and any other items are approximated and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, fixtures and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.

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Photography and Floor Plan

Please note that this floor plan is produced for illustration and identification purposes only. It is NOT drawn to a scale. Measurements are taken in accordance with the R.I.C.S. Code of Measurement Practice. Areas quoted are Gross Internal Areas as per the R.I.C.S. Code and are not guaranteed. Do not use this plan to buy or place furniture or furnishings. Rely upon your own measurements only. Areas quoted are only a guide.



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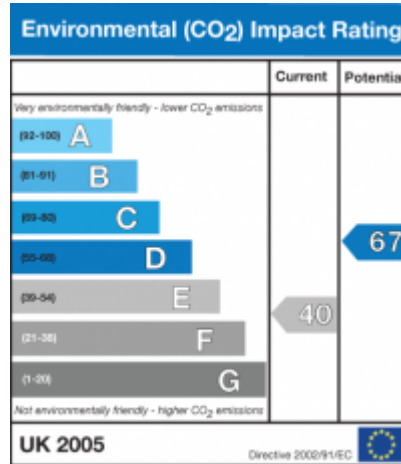
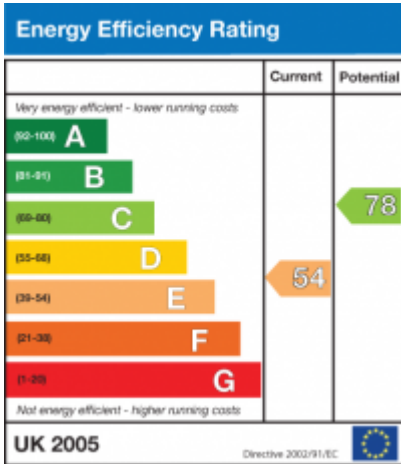
A beautiful end of terrace, freehold house on the sought after and quiet Wells Way, Camberwell. This stunning home offers plenty of light and space. This charming home is presented in excellent condition throughout, and briefly comprises of: three double bedrooms, a double reception and a wonderful kitchen-dining space which leads onto a beautiful private garden. Perfect for a family wishing to move to a vibrant area, with nearby independent shops, bars and award winning restaurants. Wells Way is well connected by many bus routes taking you across the whole of London. There is also the option of overground train links from Denmark Hill and Peckham Rye stations. Brunswick Park is only a short walk away with tennis courts and a children's playground.



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When you want to view a property through us it helps to bear in mind the following:

Viewings are a limited opportunity and therefore should be undertaken seriously. It might be necessary to take a flexible approach in the time arrangement of viewings. Sometimes a vendor will give us specific times only convenient to them. We do advise vendors that if they are serious about selling property they should be as flexible as possible. We normally keep keys and can therefore access the property pretty much anytime.

To arrange a viewing for this property please contact our Dulwich Sales Office quoting 2635180

DISCLAIMER

VIEWING: strictly by appointment through LUDLOWTHOMPSON. ludlowthompson are Agents for themselves and for the vendor.

1. These particulars do not form any part of any offer or contract.
2. Particulars are intended to give a fair description only. ludlowthompson/vendor accept no responsibility for any error they may contain however caused. Any purchaser must satisfy her/himself by inspection or otherwise as to their correctness.
3. ludlowthompson or employees have no authority to make or give any representation or warranty whatever regarding this property.

PLEASE NOTE BEFORE PROCEEDING

We have been unable to confirm the terms of tenure, we have relied upon information supplied by the vendor. Photographs may depict items which are not included in the sale. Consult a solicitor on aspects relating to tenure/property details.