



EWART ROAD, LONDON, SE23  
**£950,000 FREEHOLD**

## A PERIOD DETACHED 4 BED HOUSE IN EWART ROAD

Forest Hill | | [foresthill@winkworth.co.uk](mailto:foresthill@winkworth.co.uk)

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**DESCRIPTION:**

Double-fronted, detached period house with a fantastic, large open-plan living space and four bedrooms, drive and large garden. Conveniently located for Forest Hill and Honor Oak station.



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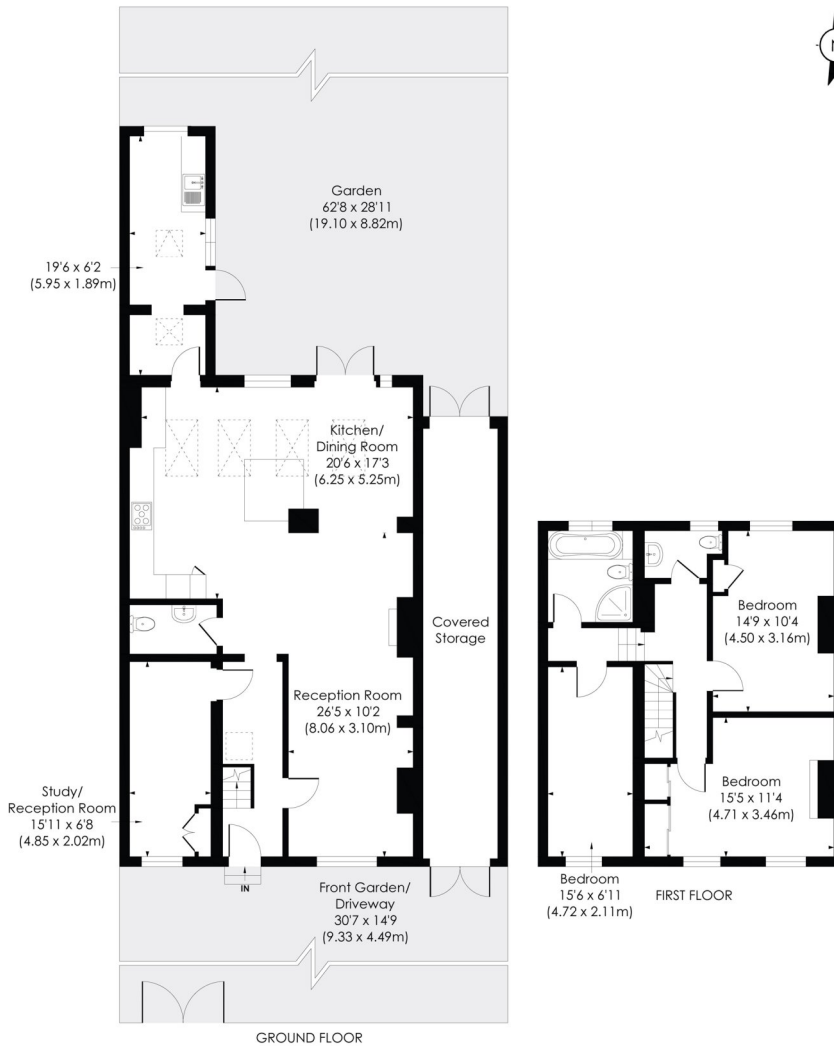
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# EWART ROAD, SE23

Approx. Gross Internal Floor Area

**1599 Sq. ft/148.57 Sq. m**



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This floor plan has been prepared for the purpose of illustration only in accordance with the latest RICS code of measuring practice and is not to scale. All measurements and areas are approximate and whilst every effort has been made to ensure the accuracy of the plan contained here, no responsibility is taken for any error, omission or misstatement.

This floorplan is for illustration purposes only and is not to scale. The position and size of doors, windows, appliances and other features are approximate.

Energy Efficiency Rating	
Current	Potential
Very energy efficient - lower running costs	
(92-100) <b>A</b>	84
(81-91) <b>B</b>	
(69-80) <b>C</b>	
(55-68) <b>D</b>	
(39-54) <b>E</b>	
(21-58) <b>F</b>	
(1-20) <b>G</b>	
Not energy efficient - higher running costs	
England, Scotland & Wales	
EU Directive 2002/91/EC	

**COUNCIL TAX BAND- E LOCAL AUTHORITY - Lewisham TENURE- Freehold**

**SERVICES: Mains Electric, Gas, Drainage & Water.**

**BROADBAND: Ultrafast, Superfast & Standard Broadband Available. Checked on Openreach Oct 2024.**

**MOBILE SIGNAL: You are likely to have good voice coverage with most mobile providers, you are likely to have limited data coverage with some providers**

**HEATING: Gas Central Heating**

Where no figures are shown, we have been unable to ascertain the information. All figures that are shown were correct at the time of printing.

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