



220 Clive Road, London, SE21 8BS

Guide Price £1,400,000



Carnegie

Web: www.carnegieuk.com

Tel: 01707 330373/4

Handside House, Handside Lane,
Welwyn Garden City, Herts AL8 6TA

220 Clive Road, London, SE21 8BS

Situated on the highly popular Clive Road, this splendid Victorian house offers a delightful blend of classic architecture and generous proportions. With four generously sized bedrooms and an upstairs study, this property is perfect for families or those seeking ample space for guests or a home office. While the property would benefit from full renovation throughout, it presents an exciting opportunity for buyers to create a truly bespoke home tailored to their tastes. The spacious layout and period details provide the perfect canvas for transformation, making this an ideal project for those looking to restore and modernise a character-filled home. The house retains many of its original features, showcasing the elegance of Victorian design while providing a warm and inviting atmosphere.

The property is ideally located close to the shops and amenities of West Dulwich, as well as green spaces such as Dulwich Park and Dulwich Woods. Nearby West Dulwich train station offers excellent transport links into the city, with direct services to London Victoria and Blackfriars. The area is renowned for its outstanding schools. Highly sought-after state schools include Elm Wood and Rosendale Primary Schools and Kingsdale Foundation Secondary School. A number of well-regarded independent schools are also within easy reach, including Dulwich Prep London and Dulwich College for boys, and Rosemead, Oakfield, JAGS, and Alleyn's for girls or mixed education.

Reception Room1 16'5" x 13'6" (5.02 x 4.14)

Reception Room 2 14'0" x 12'2" (4.28 x 3.71)

Kitchen 8'1" x 6'0" (2.48 x 1.83)

Dining Room 11'8" x 11'4" (3.56 x 3.47)

Master Bedroom 16'6" x 16'6" (5.05 x 5.05)

Bedroom 2 14'0" x 12'1" (4.27 x 3.70)

Bedroom 3 12'1" x 11'8" (3.70 x 3.56)

Bedroom 4 18'4" x 12'5" (5.59 x 3.79)

Bedroom 5 9'2" x 6'8" (2.81 x 2.04)

Cellar 17'6" x 13'10" (5.34 x 4.24)

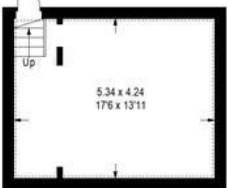


Handside House, Handside Lane, Welwyn Garden City, Herts AL8 6TA

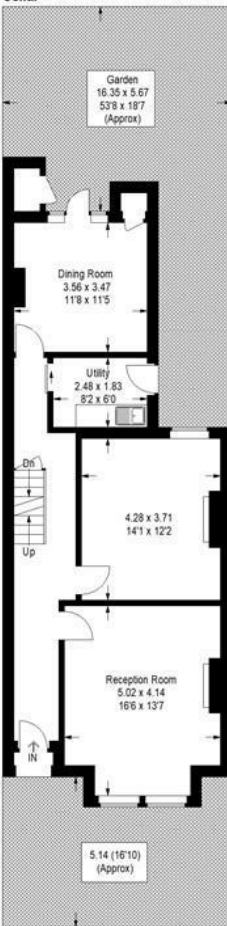
Clive Road, SE21
Approximate Gross Internal Area
191.0 sq m / 2055 sq ft



Reduced Headroom Below 1.5 M / 50

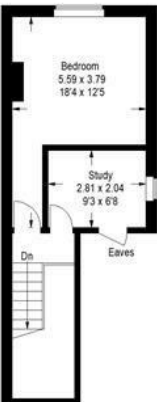


Cellar

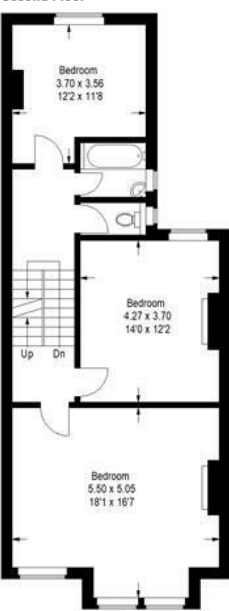


Ground Floor

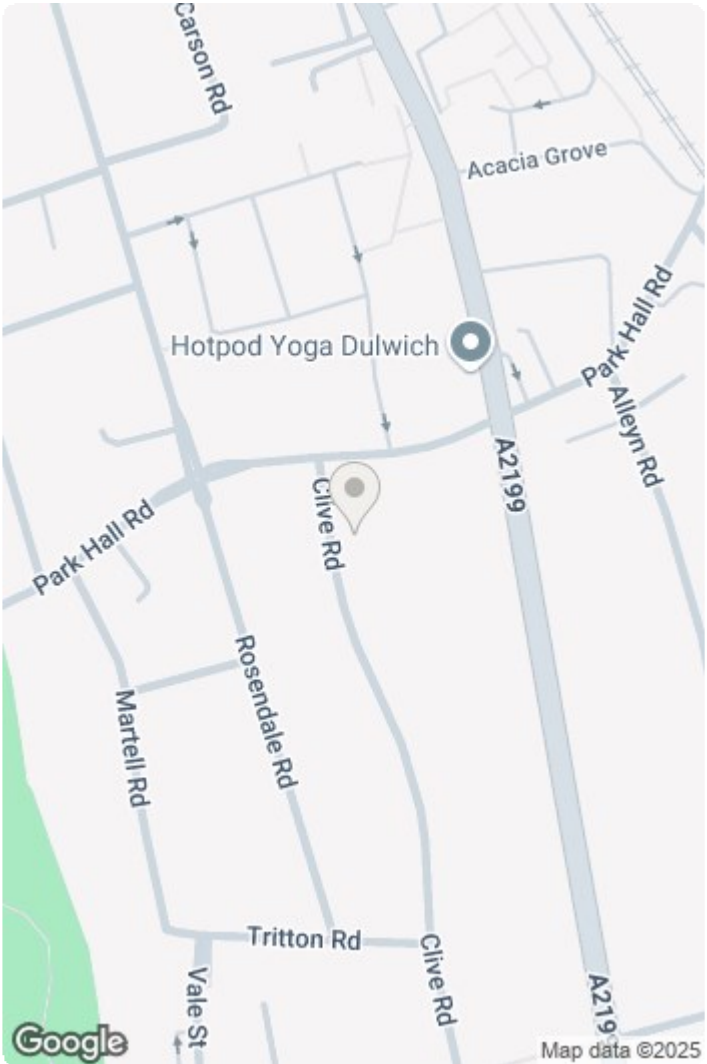
This plan is for layout guidance only. Not drawn to scale unless stated. Windows and door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them. (ID:1213908)



Second Floor



First Floor



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

Environmental Impact (CO ₂) Rating		
	Current	Potential
Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO ₂ emissions		
England & Wales	EU Directive 2002/91/EC	

Handside House, Handside Lane, Welwyn Garden City, Herts AL8 6TA

Company incorporated in England No. 4713968
VAT No. 745 8368 91



