

MUNDAY'S

Tressillian Road, Brockley

£1,500,000



Beautiful Brockley Conservation Area bay-fronted Victorian house of 2260 square feet, over three full floors. Chain free.

Plentiful period details are the order of the day. We love the multiple original period fireplaces, sash windows, traditional decorative tiling and stained glass, for example. Your position is as impressive as your new house, as you directly face the delightful and well-managed open parkland of Hilly Fields. Dreamy!

Hilly Fields (which opened to the public in 1896, thanks to Octavia Hill) is a delightful and popular green space with sports courts, bowls club, cricket club, playground, cafe, annual summer fair, and even a stone circle! Its summit stands 175 feet above sea level, offering incredible panoramic views.

*Munday's Estate Agents Ltd.*  
2 Mary Boast Walk  
London SE5 8SP  
020 3318 8900

[www.mundays.com](http://www.mundays.com)

MUNDAY'S



Munday's Estate Agents Ltd.  
2 Mary Boast Walk  
London SE5 8SP  
020 3318 8900

[www.mundays.com](http://www.mundays.com)

## Tressillian Road



Lower Ground Floor = 761 sq ft

Ground Floor = 744 sq ft

First Floor = 755 sq ft

Approximate Gross Internal Area  
 LOWER GROUND FLOOR = 761 sq ft / 70.70 sq m  
 GROUND FLOOR = 744 sq ft / 69.12 sq m  
 FIRST FLOOR = 755 sq ft / 70.14 sq m  
 Total = 2260 sq ft / 209.95 sq m



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. (E0557409)

## Tressillian Road



Approximate Gross Internal Area  
 LOWER GROUND FLOOR = 761 sq ft / 70.70 sq m  
 GROUND FLOOR = 744 sq ft / 69.12 sq m  
 FIRST FLOOR = 755 sq ft / 70.14 sq m  
 Total = 2260 sq ft / 209.95 sq m

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. (EJ057409)