



Hardy Road, Blackheath, London, SE3 7NN



# Hardy Road, Blackheath SE3 7NN

Freehold

*Set behind secure private gates and nestled in the heart of Westcombe Park Conservation Area, this impressive detached house presents a rare opportunity to acquire a substantial family home.*

## Key Features

- 5 Bedrooms, 3 Bathrooms
- Period detached house
- Garage and driveway parking
- Council Tax: **H**
- South West facing garden
- 3 Reception rooms
- Chain Free
- EPC: **E**



## The Property

The accommodation flows beautifully across three reception rooms, providing versatile living spaces that adapt effortlessly to both intimate family life and grand entertaining. Natural light streams through well-proportioned windows, highlighting the home's inherent character while creating a warm and welcoming ambiance throughout. The five bedrooms offer exceptional flexibility for growing families, with three bathrooms ensuring convenience for all residents.

Outside, the private garden provides a peaceful retreat from urban life, featuring a practical layout with paved areas perfect for outdoor dining and entertaining, complemented by a grass section that adds a touch of greenery. The garage and driveway parking offer the luxury of secure, private vehicle storage – a premium amenity in this sought-after location.





## Local Area

Blackheath village epitomises sophisticated suburban living, where independent boutiques, gastropubs and artisan cafes create a vibrant community atmosphere. The expansive Blackheath Common stretches out nearby, offering endless recreational opportunities from morning jogs to weekend picnics, while the historic Royal Greenwich Park provides additional green space and cultural attractions.

Transport connections are exemplary, with Westcombe Park mainline & Maze Hill stations a short walk away delivering swift access to London Bridge, Charing Cross and Cannon Street, making this an ideal base for City professionals. You also have the option of Blackheath railway station with a change to Lewisham with routes to the DLR and Canary Wharf. Families will be especially drawn to the area for its outstanding local schools, including the highly regarded John Ball Primary School, Invicta Primary School, and Blackheath High School, all within easy reach and family-friendly amenities have long attracted discerning buyers seeking the perfect balance of village tranquillity and metropolitan convenience.

This exceptional property represents a rare chance to secure a substantial family home in Blackheath's most desirable quarter, where period elegance meets contemporary comfort in perfect harmony.

Tenure: Freehold. Council tax band: H.



\*\*\*\*All property information, service charge, ground rent and lease length have been provided by the owners, we advise you to seek further legal clarity via your solicitor\*\*\*\*\*







## Location



There are options for a number of mainline stations, including Westcombe Park, Maze Hill and Blackheath is closeby as well



Being close to Greenwich, you have the option of the Cutty Sark DLR and the Jubilee Line in North Greenwich which are both a short bus ride away



City Airport is on your doorstep and within an hours drive from both Gatwick, Heathrow and Stansted airports



Royal Greenwich Park is a short way away offering beautiful grounds, stunning views of Canary Wharf and an ideal place for a picnic or a stroll.

# Hardy Road, SE3

Approximate Gross Internal Area = 243.0 sq m / 2616 sq ft  
(Including Garage)



Ground Floor

First Floor

Illustration for identification purposes only, measurements are approximate,  
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