



Christchurch Road, Brixton, SW2

2 bedroom flat - conversion for sale

£375,000

Share of Freehold

Property Details

A charming two double bedroom flat with a Juliette balcony, allocated off-street parking and access to a gated residents' garden. Set within the raised ground floor of an impressive detached Victorian property, the home enjoys a set-back position with attractive period charm and a leafy frontage. Inside, the property feels bright and airy, enhanced by high ceilings, generous proportions and large windows. The semi open-plan reception room offers a wonderful space for both relaxing and dining, with tall sash windows and a practical horseshoe-shaped kitchen with excellent storage. Double doors allow the kitchen to be separated when desired. Both bedrooms are genuine doubles and sit to the rear overlooking the sunny South-facing garden. One features three large sash windows, while the second, currently a home office, benefits from a French door opening to a Juliette balcony with garden views. A central bathroom with bath, overhead shower and storage completes the home. Residents also enjoy a beautifully maintained gated garden, alongside allocated off-street parking in this well-connected South London location.

Council tax band C EPC rating D (66)

Features

- Two double bedrooms
- South-facing Juliette balcony and residents' garden
- Allocated off-street parking
- Detached Victorian conversion
- Local shops, pubs and restaurants
- Excellent transport links within a few minutes' walk
- Easy access to Herne Hill, Tulse Hill, Brixton, Streatham Hill and West Dulwich
- Brockwell Park nearby
- Share of freehold. Chain-free



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APPROXIMATE GROSS INTERNAL AREA: **554 SQ FT / 51.5 SQ M**



RAISED GROUND FLOOR



While we try our very best, floor plans are produced as a guide only and we take no responsibility for the precise accuracy with which any property is represented.

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