



**Mayall Road, Herne Hill, SE24**

2 bedroom flat - conversion for sale

**£635,000**

Share of Freehold

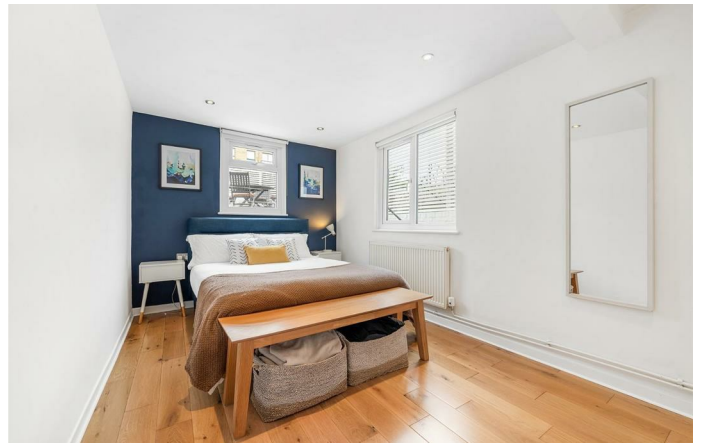
## Property Details

A charming two double bedroom garden flat arranged across two levels of an attractive Victorian townhouse on the desirable and tree-lined Mayall Road in Herne Hill. Beautifully presented throughout, the home offers a wonderful balance of character, contemporary styling and generous outdoor space. To the front, a bright reception room is filled with natural light from a large bay window, with bespoke shelving and cupboards set within the alcoves. The second bedroom is positioned quietly to the rear with fitted wardrobes and a leafy outlook. Downstairs, a stylish kitchen features contemporary shaker-style cabinetry, sleek worktops, integrated appliances and a breakfast bar, with large glazed doors opening directly onto the private garden terrace. The garden is generously sized with decking and slatted fencing, creating a private space ideal for outdoor dining and entertaining. The principal bedroom overlooks the garden, and there is also a separate utility room, plus a modern family bathroom with both a bathtub and walk-in shower.

## Features

- Two double bedrooms
- Private rear garden
- Split-level, over 800 square feet
- Separate utility room
- Stylish kitchen
- Brockwell Park a five-minute stroll
- Herne Hill centre a six-minute walk
- Brixton a ten-minute walk
- Excellent transport options - Victoria Line, Overground and Trains
- Share of freehold

Council tax band C    EPC rating D (68)







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