



## Fawnbrake Avenue, Herne Hill, SE24

£1,350,000

Freehold

4 bedroom house - semi-detached for sale

### Property Details

An exciting opportunity to stamp your own mark on a highly popular road situated in Herne Hill, on the ever popular Fawnbrake Road. This semi-detached four double bedroom period townhouse benefits from plenty of outside space with a lovely south-east facing position. A large double-fronted reception room occupies the front of the building, following on is a contemporary kitchen with garden access, a WC, plus a second and considerably spacious reception room, opening out onto a conservatory. The house still displays some of the endearing Victorian characteristics that are popular with buyers such as high corniced ceilings, multiple bay windows and feature fireplaces. The property measures up at an impressive 1850 square feet, and offers the opportunity to extend (STPP), which would increase the overall square footage and value of this period house. On the first floor, four nicely sized double bedrooms, one of which spans the entire width of the house, and a family bathroom with a separate WC. With this much space on offer, a purchaser will be able to repurpose rooms to suit their own needs, creating a home that is tailored entirely to their style and requirements.

### Features

- Four double bedrooms
- Semi-detached period townhouse
- 1850 square feet of internal space
- Large South-East facing private garden
- Potential to Extend (STPP)
- Local amenities of Herne Hill
- Walking distance to Herne Hill and Brixton High Streets
- Brockwell Park & Ruskin Park
- Freehold

Council tax band F

EPC rating E (50)



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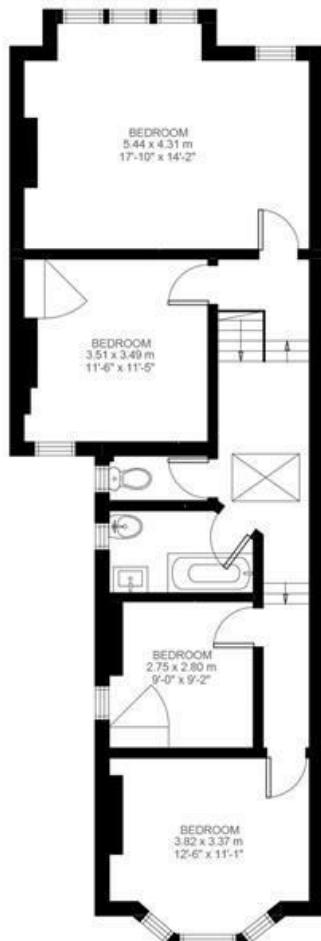


## 4 Bedroom House

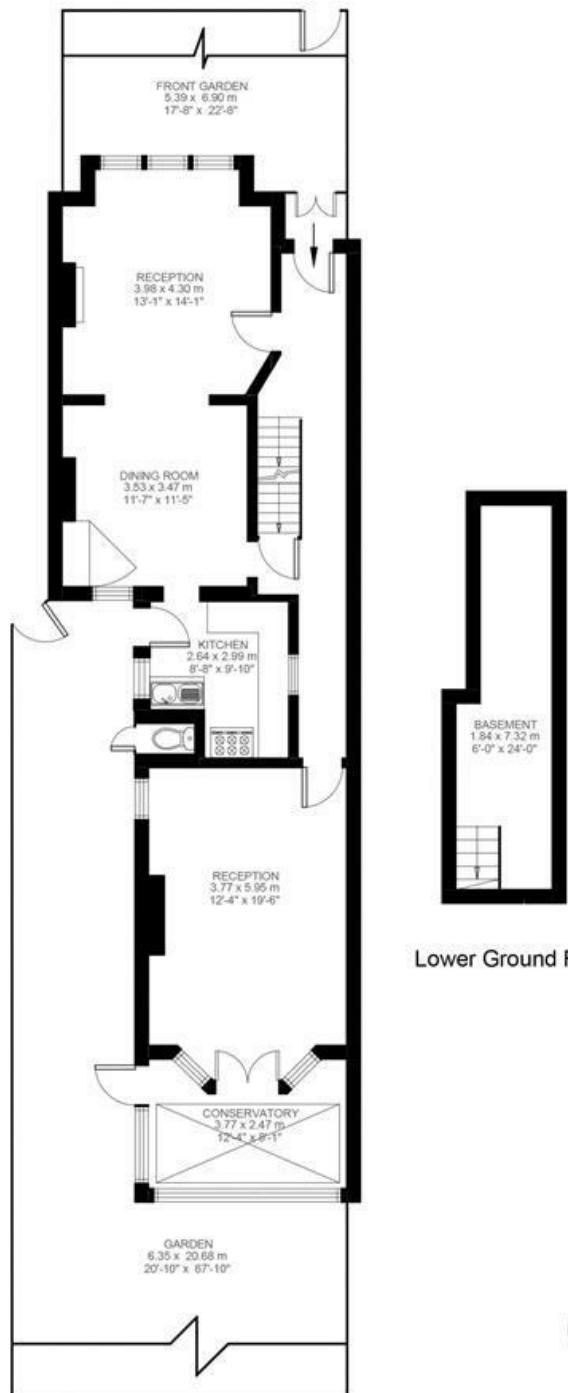
Approx internal area:

**1850 sqft 172 sqm**

While we do 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



## Fawnbrake Avenue



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