



Gateley Road, Brixton, SW9

£750,000

2 bedroom flat - conversion for sale

## Property Details

With over 900 square feet of internal living space, the property offers generous proportions throughout. On the first floor of the flat is the stunning open plan living space; a wonderfully bright reception room complete with wooden flooring, sash windows and feature fireplace, a stylish eat-in kitchen diner, complete with modern units and trendy tiling. This open-plan hub provides the perfect area in which to cook, dine, relax and entertain guests on a regular basis. Tucked away at the rear of this floor is the second of the bedrooms, a genuine double with plenty of space for storage options and a family-sized modern bathroom. The master bedroom resides on the upper floor, with an abundance of space and light, plus a charming en-suite bathroom. The hallway leads round to the private roof terrace: this is the perfect outdoor space in which to unwind and soak up some sun during the warmer months. With the privacy of bedrooms split over two levels, the property is likely to appeal to those looking to rent out a spare bedroom. The staircases meandering up through the property, a comfortable square footage over various levels and a superb roof terrace make this elegant flat feel like a home, the moment you walk through the door.

## Features

- Two double bedrooms
- Two bathrooms
- Victorian split-level conversion
- Modern and characterful
- Over 900 square feet of internal living space
- Private roof terrace
- Sought-after location close to transport links
- Appealing to purchasers contemplating moving to Brixton, Clapham and Stockwell
- A short walk to the Victoria and Northern tube lines

Council tax band C    EPC rating D (56)





# Gateley Road

## 2 Bedroom Flat

Approx internal area:

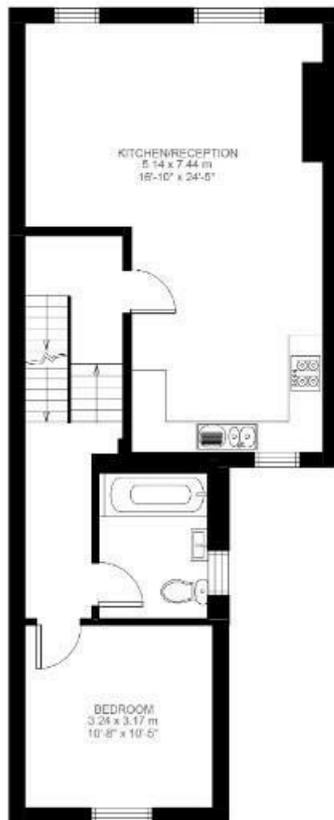
**918 sqft 85 sqm**

(EXCLUDING EAVES STORAGE)  
EAVES STORAGE 5.73 SQ.M / 62 SQ.FT  
INCLUSIVE TOTAL AREA 91.73 SQ.M / 987 SQ.FT

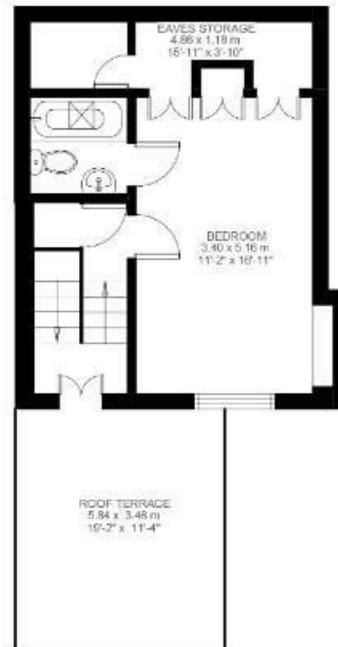
While we do try our very best, floor plans are produced as a guide only and we take no responsibility for the precise accuracy with which any property is represented



First Floor



Second Floor



Third Floor



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