



**Arodene Road, Brixton, SW2**

1 bedroom flat - conversion for sale

**£375,000**

Leasehold

## Property Details

A bright and elegant one double bedroom flat occupying the top floor of a handsome Victorian terrace on Arodene Road, a sought-after and neighbourly street ideally positioned for the vibrant amenities and transport links of central Brixton, whilst retaining a peaceful village-like atmosphere. The property boasts an appealing blend of modern finishes, with a spacious open-plan reception room bathed in natural light from multiple Velux windows and featuring a stylish, integrated kitchen. The bedroom sits peacefully at the rear, enjoying leafy views over the neighbouring gardens and benefiting from excellent space for storage. A contemporary bathroom completes the home, tastefully finished with a bathtub, overhead shower, and a further large Velux window, enhancing the bright and airy feel throughout. Set within a quiet, leafy pocket of Brixton, close to Brixton's culinary and cultural hotspots, with Brockwell Park and Brixton tube station both within walking distance. There's also a great sense of community alongside the adjoining roads with pedestrianised street parties and art fairs on the annual calendar.

## Features

- One double bedroom
- Victorian Conversion
- Bright and airy
- Sought-after quiet residential street
- Cafes, pubs, shops and eateries nearby
- Brixton and Herne Hill a ten-fifteen minute stroll
- Brockwell Park close by
- Victoria line and overground
- Chain free
- A share of freehold will be granted

Council tax band C

EPC rating D (62)



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## Arodene Road, SW2

### 1 Bedroom Flat

APPROXIMATE GROSS INTERNAL AREA: 571 SQ FT / 53 SQ M



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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