



Leander Road, Brixton, SW2

2 bedroom flat - conversion for sale

£585,000

Leasehold

Property Details

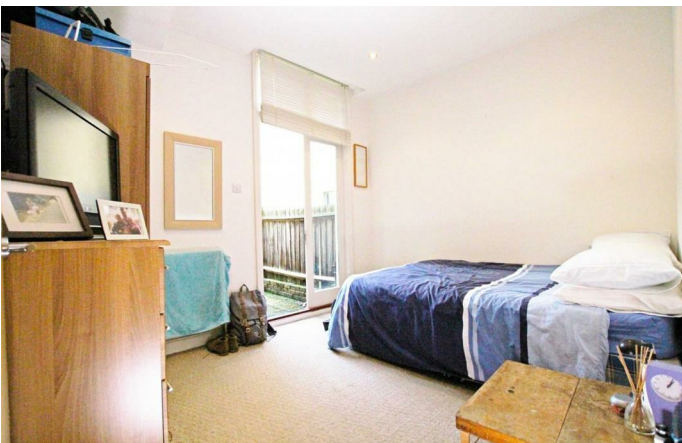
A bright two bedroom Victorian garden flat. Tucked away at the back of the home is a spacious open-plan reception room, leading through to eat-in kitchen diner at the rear, with contemporary flooring providing a cohesive flow. A pretty bay window in the generous lounge area provides the perfect reading nook or additional space for a second dining table. French doors from the kitchen lead into the secluded, low-maintenance South-facing garden which feels incredibly peaceful: a leafy and sunny space. A spacious double bedroom is positioned at the front of the building, flooded with natural light through the bay window and sitting adjacent is the family bathroom. Further down the hallway is a comfortable second bedroom with further French doors out to the un-extended side return and into the private garden at the rear. Precedent has been set on the street should the purchaser wish to seek the necessary permissions to extend into the side return in the future. A neutral blank canvas, the home is ready to move into with the potential to add your decorative flare. Share of freehold will be granted upon completion of the final flat in the building.

Features

- Two bedrooms
- South-facing Garden
- Victorian Conversion with potential to extend STNP
- Sought-after location
- A short stroll from Brockwell Park
- Local cafes, pub and shops on the doorstep
- Herne Hill a ten minute walk away
- Brixton a fourteen-minute walk
- Chain Free
- Share of freehold will be granted

Council tax band D

EPC rating D (64)

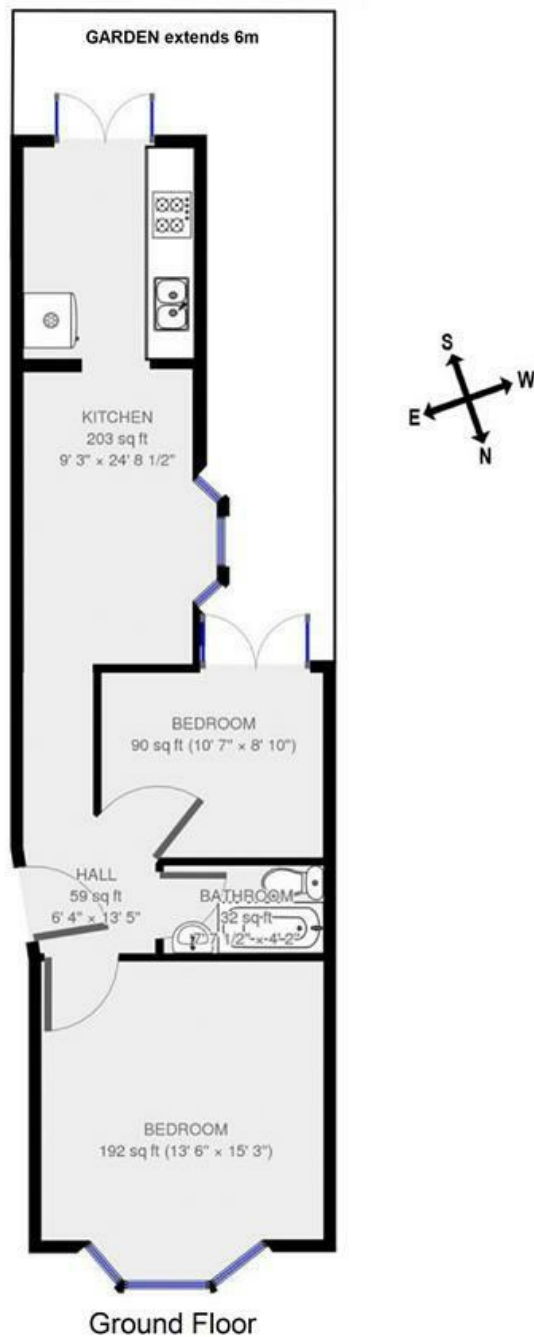


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2 Bedroom Flat

APPROXIMATE GROSS INTERNAL AREA: 576 SQ FT / 54 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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