



## Brecknock Road, N19

£725,000

A unique Victorian two bedroom conversion with a study, featuring a layout that separates social and private areas. The high ceilings and skylights create a bespoke kitchen, complemented by clerestory windows and a south facing private terrace.

The property is close to the various independent shops, cafés and restaurants along Fortress Road, and is close to excellent schools including Tufnell Park Primary School, Torriano Primary School and Camden School for Girls.

### Features

- Tailored Storage Solutions
- Share of Freehold
- Underfloor Heating
- Acoustic Insulation
- Architecturally Designed
- Private Terrace



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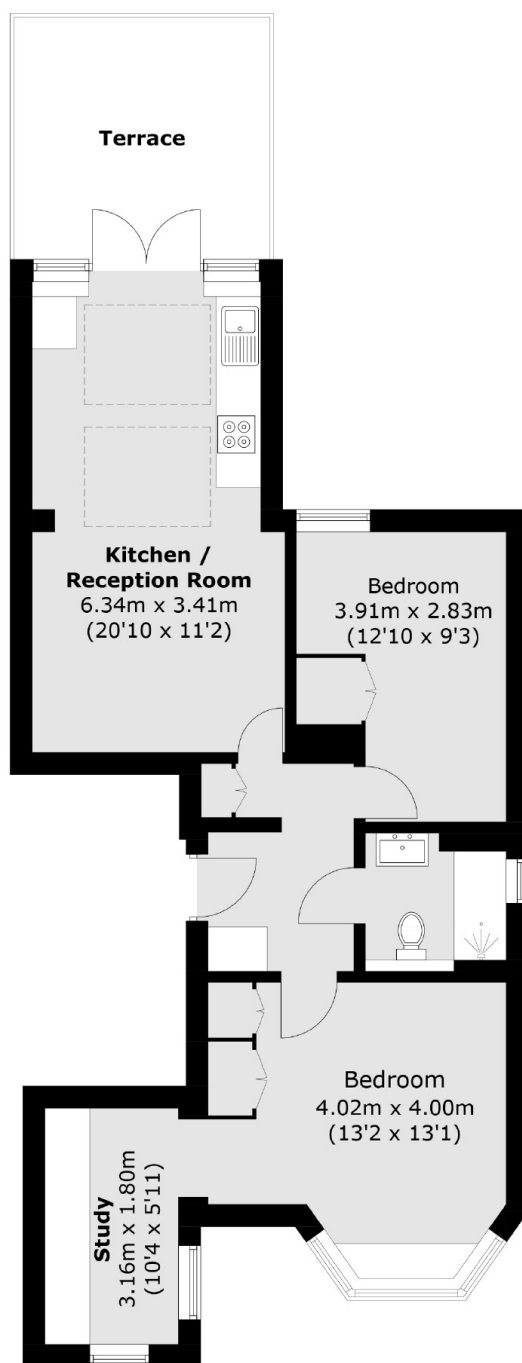
As you step inside, the first double bedroom greets you on the right. This inviting space takes full advantage of a charming bay window, complete with a cozy window seat that's perfect for reading or relaxing. Nestled around the corner is a separate study space, ideal for those who need a dedicated area to work or focus.

To the left of the entrance, across from the bathroom, lies the second bedroom. This room is well-proportioned and offers a tranquil retreat, ensuring ample privacy and comfort. Continuing further down the corridor, you enter the reception room which features elegant wooden floors that add warmth and character to the space. This inviting area flows seamlessly into the open plan kitchen, designed for both functionality and style.

The kitchen is enhanced by ceiling windows that maximize natural light, creating a bright and airy atmosphere. From here, you have direct access to a south-facing private decked terrace, an excellent spot for alfresco dining or simply enjoying the sunshine. This combination of indoor and outdoor living spaces makes the flat perfect for entertaining or unwinding in a serene environment.



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Total area (approx.): 62.7 sq. m (674.9 sq. ft)  
Terrace: 11.3 sq. m (121.6 sq. ft)