



Herne Hill, SE24
£475,000

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In general

- Central location
- Spacious reception/kitchen
- Two bedrooms
- Off-road parking
- Close to transport links
- Chain Free

In detail

Set in the heart of Herne Hill, we are delighted to offer to the market this spacious two bedroom flat on the first floor of this substantial period property.

The accommodation comprises a good-sized reception room with large bay window to front and feature fireplace, open-plan to the kitchen which has a good range of wall & base units, the main double bedroom has two sash windows to the front, bathroom, and a second bedroom.

There is off-road parking to the front of the building.

The property is conveniently located for the popular amenities of central Herne Hill, the railway station (Victoria, Thameslink, Blackfriars) and the vast expanse of Brockwell Park with its cafe & lido.

Offered to the market Chain Free.

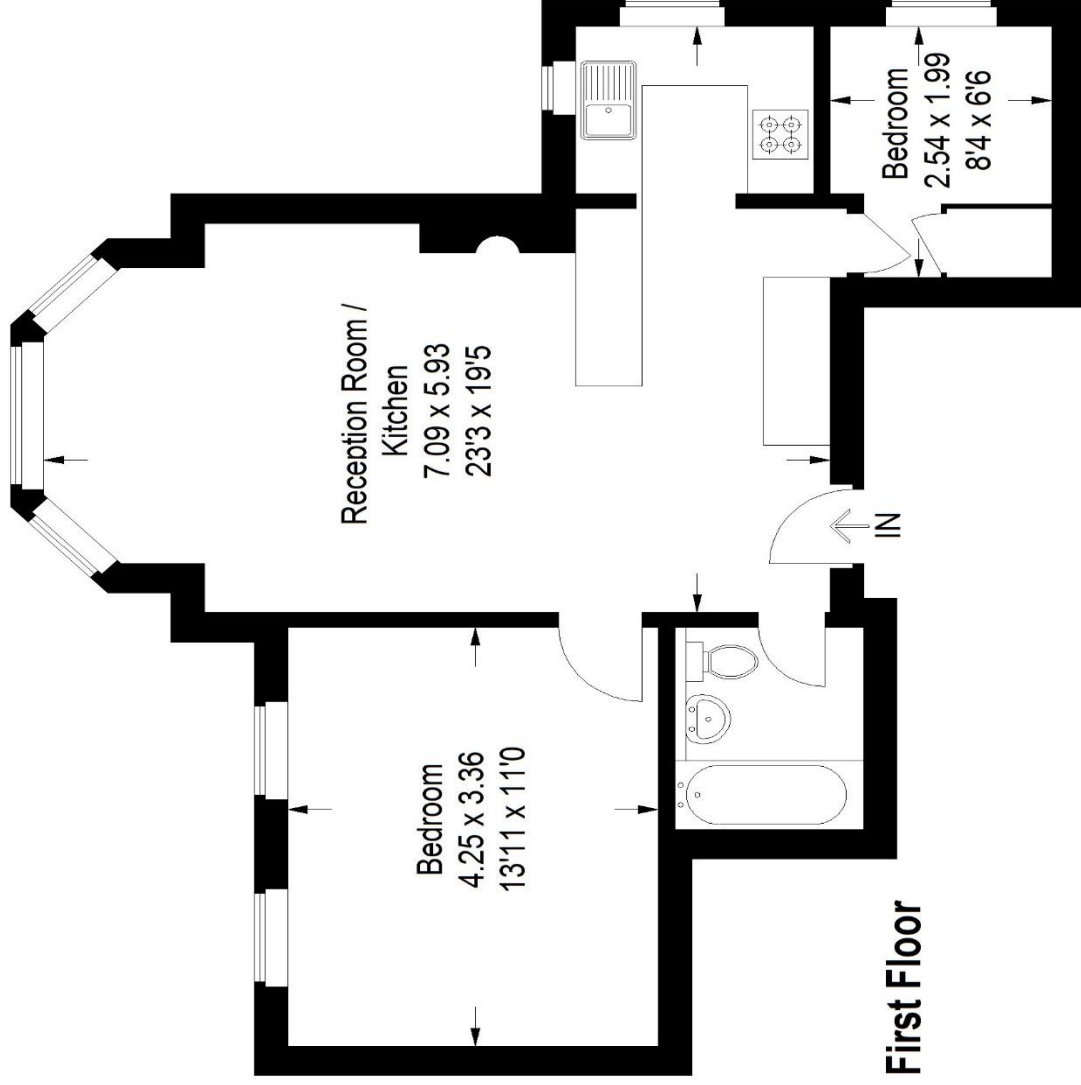
EPC: C | Council Tax Band: C | Lease Term Remaining: 992 Years | SC: Nil | GR: Nil | BI: £658 pa



Floorplan

Herne Hill, SE24

**Approximate Gross Internal Area
54.8 sq m / 590 sq ft**



Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C	70 C	80 C
55-68	D		
39-54	E		
21-38	F		
1-20	G		

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