



## LYHAM ROAD, SW2

£475,000

Two Bedrooms  
Large Kitchen-Dining Room  
Direct Access To Garden  
Private Entrance  
Separate Living Room  
Energy Rating: C

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# ABOUT THE PROPERTY

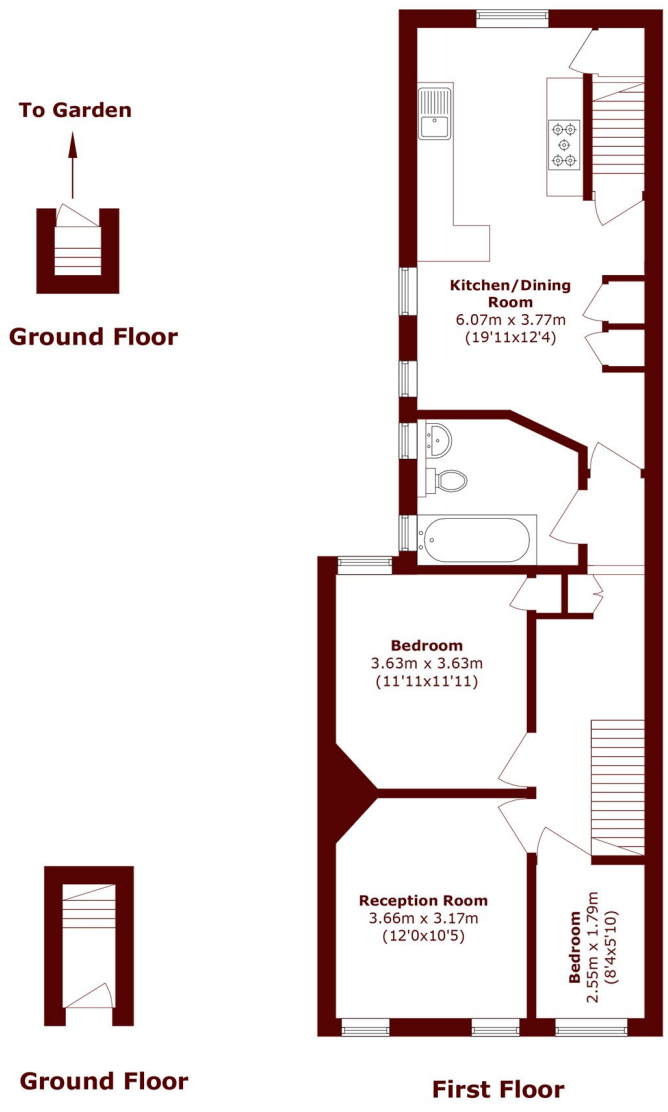
A fantastic example of an upper maisonette set over the first floor of an attractive period property comprising two bedrooms, a spacious reception room, a family bathroom and a superb kitchen-dining room boasting solid wooden floors, ample wall and base units and bespoke banquette seating.

The property further benefits from direct access to private garden and is offered to the market chain free.

Lyham Road is a popular residential tree lined street located just off Brixton Hill close to the vast array of independent shops, cafes, bars and restaurants of Brixton Hill and with the open green spaces of Brockwell Park



# STEP INSIDE LYHAM ROAD



Total area (approx.): 74.4 sq. m (800.8 sq. ft)

**Brixton**  
020 7733 4595

Energy Rating: C We aim to make our particulars both accurate and reliable. However, they are not guaranteed; nor do they form part of an offer or contract. If you require clarification on any points then please contact us, especially if you're traveling some distance to view. Please note that appliances and heating systems have not been tested and therefore no warranties can be given as to their good working order

