



**Hillside Road, SW2**

**£1,425,000**

**Dexters**



## Hillside Road, SW2

At over 3,000sqft of internal living space as well as over 2,600sqft of roof terrace, this property is unique and offers any purchaser the flexibility of changing any of the rooms or spaces to fit the way they live.

Built into the hill, this home is entered on Hillside Road with both large reception and kitchen on this level as well as three bedrooms. The primary bedroom has an en-suite and dressing area as well as sliding doors onto the terrace with views over Hillside gardens.

Downstairs in the lower level, this property has a completely flexible space, with double workshop/garage, study, two further receptions, bedroom and utility. Most of the rooms have doors on the ground level to the rear and can be accessed via a secure gated entrance. As well as all of this space the property has a roof terrace at the very top which continues the amazing views over Hillside Gardens towards Crystal Palace.

Hillside Road is just off the ABCD roads of Streatham Hill as well as the prestigious roads of Palace Road and Lanercost of Tulse Hill. Tulse Hill stations offer links into London Bridge, Kings Cross and Victoria as well as Streatham Hill Station providing links to Balham, Clapham Junction and Victoria. The green open spaces of Hillside and Brockwell park are also nearby, as are excellent Dulwich schools.

### Features

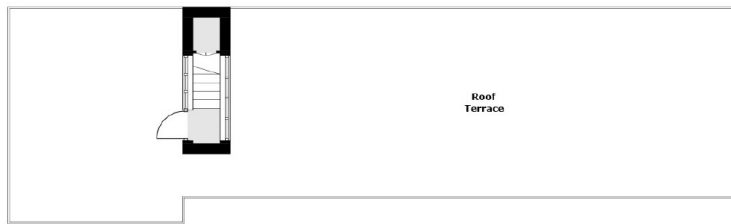
- Four Bedrooms
- Three Reception Rooms
- Two Roof terraces
- Quiet Location
- Amazing Views
- Garage/Studio



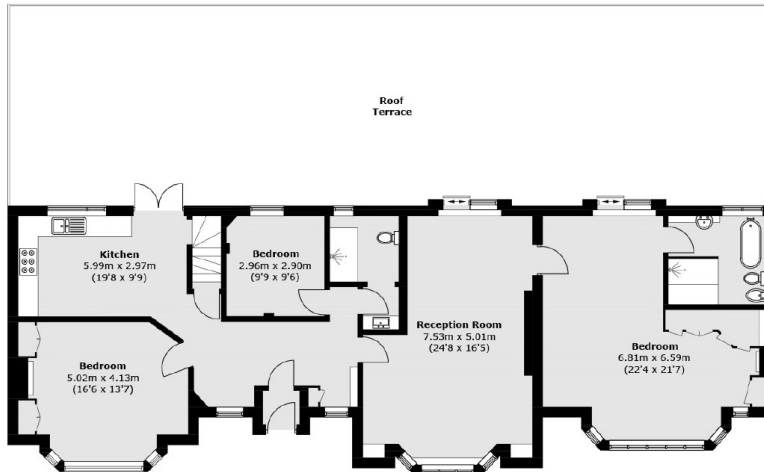




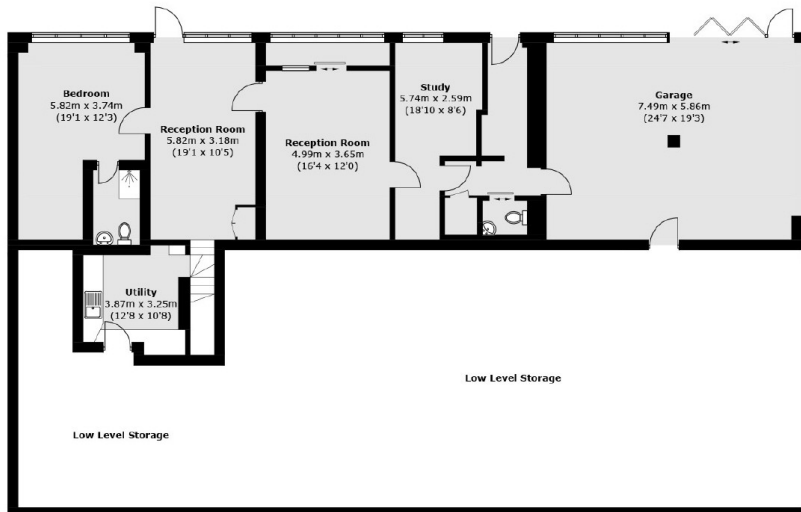
# Hillside Road, London, SW2



First Floor



Ground Floor



Lower Ground Floor

Total area (approx.): 295.7 sq. m (3,182.9 sq. ft)  
(Excluding Low Level Storage)  
Roof Terrace: 250.1 sq. m (2,692.0 sq. ft)