



**Helix Road, Brixton, SW2**

2 bedroom flat - conversion for sale

**£720,000**

Leasehold

## Property Details

This beautifully presented two double bedroom garden flat with a demised cellar is set within a charming Victorian property on a quiet, tree-lined residential street, moments from Brockwell Park. The handsome façade offers excellent kerb appeal, while inside the home blends period character with a sleek contemporary finish. Accessed on the ground floor, the property opens into a bright interior with original hallway tiling, leading to a stunning open-plan kitchen, reception and dining space. Skylights and bi-fold doors flood the room with natural light and open onto a private garden with a terrace and lawn. The minimalist kitchen features Bosch appliances, ample storage, quartz worktops and a central island, complemented by herringbone flooring throughout. The principal bedroom boasts high ceilings, cornicing, a fireplace, bespoke cabinetry and a large bay window, while the second double includes built-in storage and courtyard access. A stylish bathroom with underfloor heating completes this well-designed home.

## Features

- Two double bedrooms
- Private garden
- Victorian conversion
- Open plan kitchen reception with Bosch appliances quartz worktops
- Striking bathroom with bath and underfloor heating
- Preserved period features
- Tanked demised cellar
- Brixton a ten-fifteen minute stroll
- Herne Hill a fifteen-minute walk
- Chain-free

Council tax band C    EPC rating D (66)





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**2 Bedroom Flat**

APPROXIMATE GROSS INTERNAL AREA WITH CELLAR: **885 SQ FT / 82 SQ M**

APPROXIMATE GROSS INTERNAL AREA WITHOUT CELLAR: **808 SQ FT / 75 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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