



Deerbrook Road, SE24 | Offers In Excess Of £600,000

02087029555

[hernehill@pedderproperty.com](mailto:hernehill@pedderproperty.com)

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# In General

- Immaculately presented
- Spacious reception room
- Stylish kitchen
- Two bedrooms
- Modern bathroom suite
- Private roof terrace
- Close to transport links
- Share of Freehold
- Internal viewings highly recommended

# In Detail

A fantastic opportunity to acquire this beautifully presented two bedroom first floor flat on Deerbrook Road, a quiet tree-lined residential road in Herne Hill. The property boasts a private South-Westerly aspect roof terrace, double glazing throughout, and being a Share of Freehold.

The stylish accommodation comprises a wide reception room with large bay window to front with a built-in window seat affording useful storage, there is a feature brick wall to the chimney breast and ample space for a dining table & chairs, the open-plan kitchen offers a modern range of wall & base units with integrated appliances.

The principal bedroom is situated to the rear of the building and has a full range of built-in wardrobes spanning one wall, and there is access to the private roof terrace. The second bedroom has a window to the rear, and there is a modern bathroom suite with underfloor heating.

The South-Westerly aspect roof terrace has ample space for al fresco dining, and entertaining friends on a sunny day.

Immediate viewings are essential to avoid disappointment.

EPC: C | Council Tax Band: C | Lease: 963 years | Ground Rent: Nil | Service Charge: Nil | BI: TBC



# Floorplan

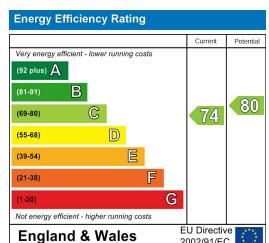
## Deerbrook Road

Approximate Gross Internal Area  
64.6 sq m / 695 sq ft



## First Floor

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only as defined by RICS - Code of Measuring  
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