



**Dumbarton Road, Brixton, SW2**

3 bedroom maisonette for sale

**£695,000**

Leasehold

## Property Details

An exceptional three double bedroom, two bathroom maisonette with private garden, study, snug and its own entrance, within a period property on Dumbarton Road, a fifteen-minute walk to Brixton and Clapham. Boasting high ceilings and a bay-window, the reception is spacious and airy with room to dine and lounge in front of the fireplace. The separate kitchen has garden views with shaker-style cabinetry offering generous storage and wooden surfaces wrapping around to a breakfast bar. The private garden is attractive yet low-maintenance. Two of the double bedrooms are quietly set to the rear, with characterful fireplaces, carpets and high ceilings. The main bathroom is neutrally finished, with a bath and overhead rain shower. Completing the first floor, the study is ideal for those who work from home. Upstairs, the third bedroom is a deluxe suite with multiple windows and an en-suite with shower over luxurious roll-top bath with sky views. Completing the top floor is a snug, an adaptable space which together with the study adds to the versatility of the home. Significant storage is on offer within eaves and a loft room.

Council tax band C    EPC rating D (58)

## Features

- Three double bedrooms
- Two bathrooms
- Private garden
- Victorian maisonette
- Own front door
- Study and snug
- Almost 1,300 square feet of internal space
- Brixton and Clapham both within a fifteen-minute walk
- Victoria and Northern Lines
- Chain-free







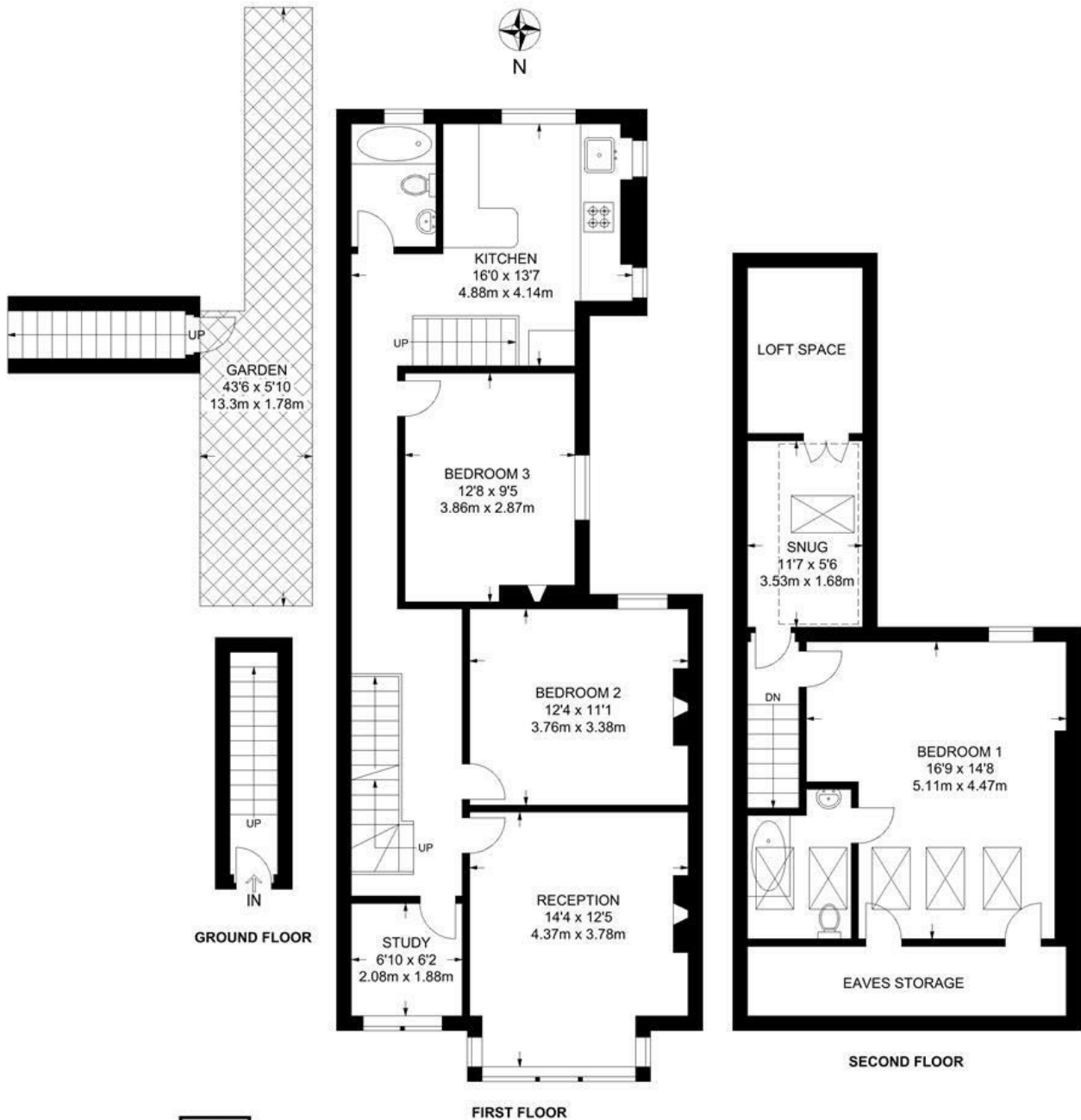


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**3 Bedroom Flat**

APPROXIMATE GROSS INTERNAL AREA: 1299 SQ FT / 120.7 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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