



**Norwood Road, Herne Hill, SE24**

2 bedroom flat - conversion for sale

**£450,000**

Share of Freehold

## Property Details

An appealingly bright two double bedroom apartment with a Juliet balcony, nestled quietly over the top floor of a period property, moments from Brockwell Park. The reception is spacious with alcove shelving adding a homely charm, plus space for a dining table and a large West-facing window capturing the afternoon sun leading to sunset skies. The separate kitchen is adjacent, flooded with natural light creating an inviting atmosphere throughout the day. Cook up a tasty treat in this contemporary kitchen which offers ample storage and a sleek finish. A rarity for period conversions, both bedrooms are good sized doubles set to the rear of the property away from the street. The principle bedroom has built in wardrobes and a Juliette balcony with double doors ideal for peaceful nightcaps or lazy mornings with leafy views. Offering each bedroom an increased level of privacy ideal for sharers, the bedrooms are separated by a modern bathroom, complete with a bath with overhead shower. There is a generous amount of storage on offer, both in the loft space above the flat and a shared external storage to the front of the building.

Council tax band C    EPC rating C (70)

## Features

- Two double bedrooms
- Juliet balcony
- Appealing layout
- Generous storage
- Brockwell Park moments away
- Short walk to Herne Hill and Tulse Hill
- Trains a seven-minute stroll away
- Brixton and Victoria Line nine-minutes by bus
- Share of freehold
- Chain-free

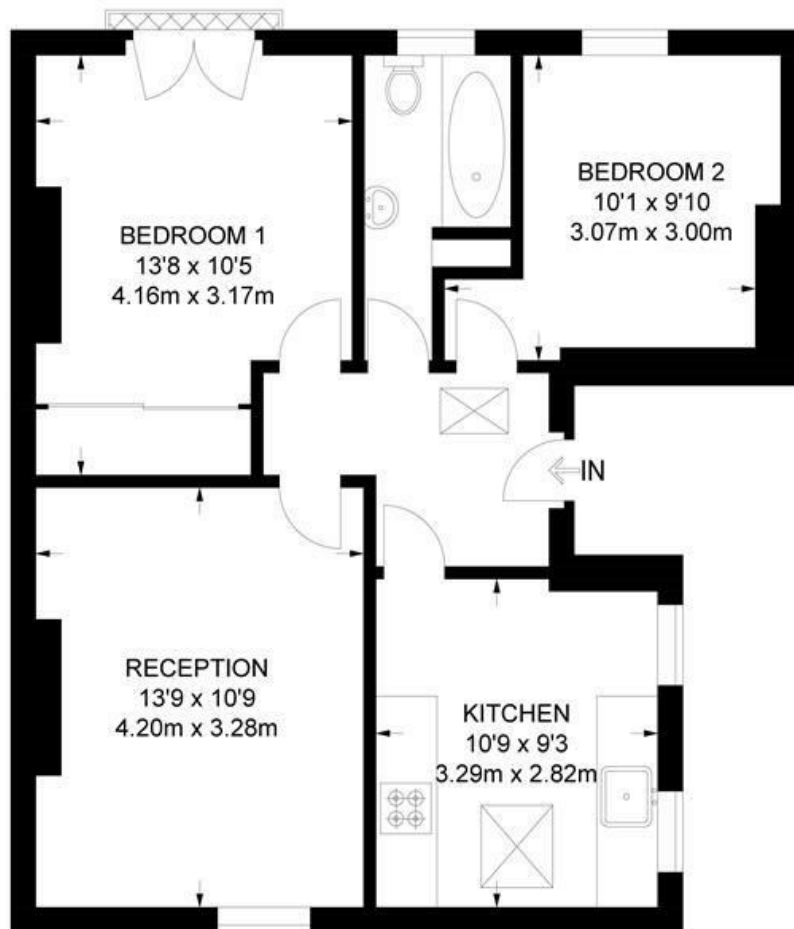




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APPROXIMATE GROSS INTERNAL AREA: **584 SQ FT / 54 SQ M**



**THIRD FLOOR**



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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