

Leander Road, Brixton, SW2

2 bedroom flat - conversion for sale

£545,000

Share of Freehold

Property Details

A charming two double bedroom first floor flat, set within a handsome double-fronted Victorian conversion on a peaceful residential street. This well-proportioned home seamlessly blends period elegance with modern practicality, lovingly maintained by the current long-term owner. A welcoming hallway leads to the impressive reception room, stretching nearly six metres, bathed in natural light through three large sash windows. High ceilings, draught-proofed original floorboards, and a decorative fireplace enhance the sense of character, while clearly defined lounging and dining areas make it perfect for entertaining. The separate kitchen is both stylish and functional, featuring shaker-style cabinetry with brass hardware, integrated appliances and a ceramic sink enjoying leafy views through a sash window. Both bedrooms are generous doubles with upgraded glazing; the principal boasts sisal flooring, built-in wardrobes and elegant shutters. The second bedroom offers flexibility as a guest room, office or nursery. A smartly presented bathroom sits between the two. Further benefits include a recently replaced boiler, ensuring peace of mind.

Council tax band C

EPC rating D (62)

Features

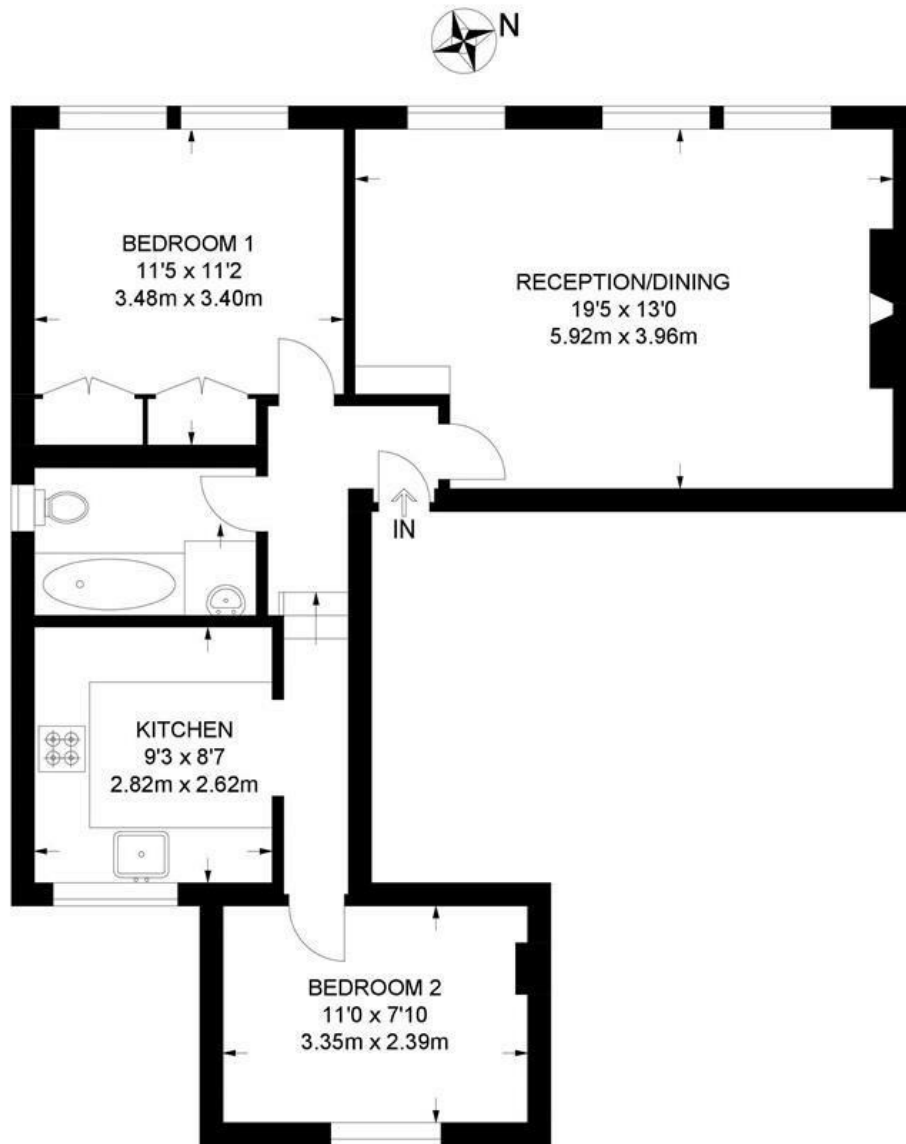
- Two bedrooms
- Double-fronted Victorian conversion
- Separate kitchen and reception
- Bright and airy throughout
- Sought-after residential street
- Local shops and cafes on the doorstep
- Central Brixton a short walk away
- Brockwell Park a five-minute walk
- Herne Hill a ten-minute stroll through the park
- Share of freehold



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APPROXIMATE GROSS INTERNAL AREA: **654 SQ FT / 60.7 SQ M**



FIRST 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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