



## Voltaire Road, Clapham, SW4

2 bedroom flat - conversion for sale

£625,000

Leasehold

### Property Details

A wonderful two double bedroom garden flat on Voltaire Road. The property has a lovely Victorian façade and is nestled in a highly sought after location, popular for its character, feel and proximity to Clapham High Street. The heart of the home is the spacious open-plan reception, ideal for entertaining or simply relaxing- dimensions allow for comfortable living within a stylish, modern environment. Set neatly to one side, the kitchen has with modern appliances and plenty of storage, plus space for an island if desired. French doors lead out to the garden, a particularly private spot with a characterful brick wall to the rear. Paving stones make this outdoor retreat easy to maintain whilst providing the opportunity to landscape to your own tastes in the future if desired. The principal bedroom is a fantastic room which spans the width of the building with views out of the square bay window over the neighbouring terrace row and quiet street. The second bedroom is a well-proportioned double with access out to a private courtyard, perfect for sipping a cup of coffee on a crisp morning. Equipped with a bathtub, overhead shower, and a towel rail, the family bathroom sits between the bedrooms, allowing for a level of privacy.

Council tax band D

EPC rating C (70)

### Features

- Two double bedrooms
- Private garden
- Victorian conversion
- Neutral blank canvas
- Fantastic location, moments from Clapham High Street
- Excellent transport links with Clapham High Street station at the top of the road and Clapham North tube station within a minutes walk
- A short walk to Clapham Common and Larkhall Park
- Chain-free
- Share of freehold will be granted





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### 2 Bedroom Flat

APPROXIMATE GROSS INTERNAL AREA: 764 SQ FT / 71 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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