



**Rushcroft Road, Brixton, SW2**

3 bedroom flat - purpose built for sale

**£725,000**

Share of Freehold

## Property Details

This beautifully proportioned three bedroom garden flat occupies the ground floor of a desirable Victorian mansion on Rushcroft Road, a quiet cul-de-sac in the heart of Brixton. The home boasts period charm throughout, including high ceilings, ornate cornicing, a decorative fireplace, and a bay-fronted reception room with wooden shutters. A sociable dining room with exposed brick chimney breast flows into a modern kitchen, refitted within the last three years, complete with sleek cabinetry, integrated appliances, and a new boiler. The South-facing private garden is ideal for entertaining, featuring a built-in barbecue and access to an additional, communal garden with bike storage. All three bedrooms are well-sized, with the principal and second rooms offering generous proportions, while the third is perfect as a study or nursery. A stylish bathroom and abundant storage complete the space. Perfectly located, this home is moments from Brixton Village, the Victoria Line, Brockwell Park, and a wealth of local amenities.

## Features

- Three bedrooms
- South-facing private garden
- Victorian mansion building
- Nearly 900 square feet of internal living space
- Characterful features
- Recently renovated kitchen and bathroom
- Moments from Brixton tube station
- Short walk to Brockwell Park
- Share of freehold
- Chain-free

Council tax band D

EPC rating D (56)









Rushcroft Road, Brixton, SW2

**Rushcroft Road, SW2**  
**3 Bedroom Flat**

APPROXIMATE GROSS INTERNAL AREA: **888 SQ FT / 82 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.



Rushcroft Road, Brixton, SW2

