



**Ferndale Road, Clapham, SW4**

**£499,950**

2 bedroom flat - conversion for sale

## Property Details

A beautifully-presented Victorian two double bedroom flat with a private South-facing garden. The property has a lovely Victorian facade is nestled on Ferndale Road which is located in a highly sought-after pocket of residential roads, due to their character, feel and proximity to both Clapham (eight-minute walk) and Brixton (eight-minute walk) High Streets. The property comprises two comfortable double bedrooms which are tucked away quietly in the middle and at the back of this period conversion. Conveniently both bedrooms have direct access into the garden through double doors that allow the living space to flow seamlessly from inside to out. The secluded South-facing garden has a utility area and stairs that lead to a wonderful decked seating area which is the perfect entertaining space to enjoy the warmer months. The contemporary open-plan living room is perfectly formed with room to relax and dine. The bay window allows light flood the room and the kitchen has all you need in terms of mod cons. With over 500 square feet of internal living space, this lovely home is a neutral blank canvas and ready for a new purchaser to move into hassle-free.

## Features

- Two double bedrooms
- Victorian conversion
- Private South-facing garden
- Utility area
- Equidistant to Clapham and Brixton High Streets
- Within walking distance to the Northern and Victoria tube lines

Council tax band C    EPC rating C (69)



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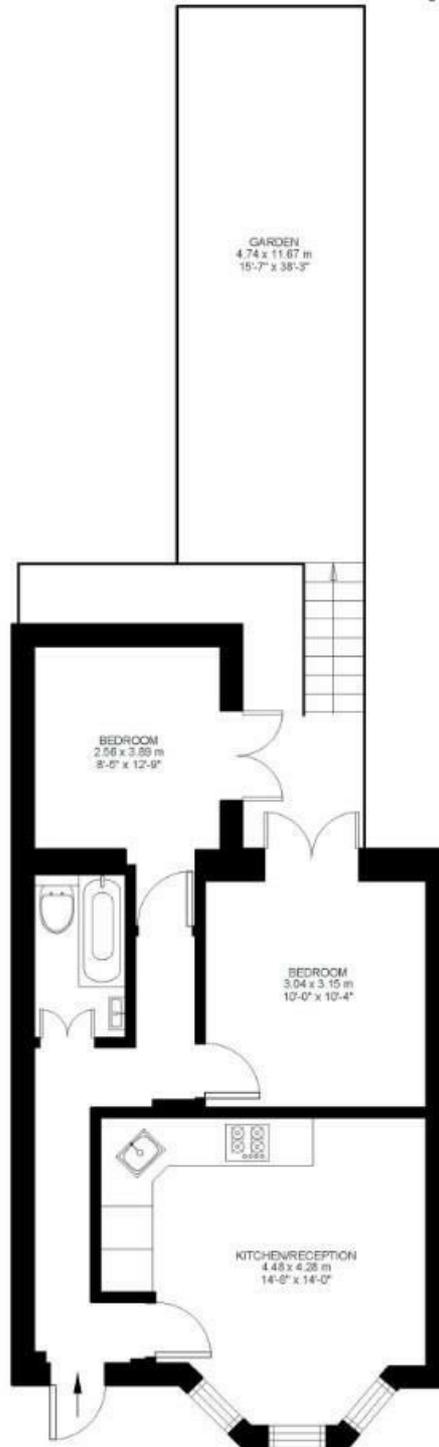
2 Bed flat

Approx internal area:

**500 sqft 46 sqm**

While we do 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

## Ferndale Road



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