



**Villa Road, Brixton, SW9**

2 bedroom flat - conversion for sale

**£600,000**

Share of Freehold

## Property Details

A fantastic two double bedroom, two bathroom garden flat with private entrance, set within an elegant Victorian terrace on Villa Road, overlooking the park. Stylishly presented and designed for modern living, the spacious open-plan reception is positioned at the rear, featuring bi-folding doors that extend onto a charming two-tiered private garden—ideal for entertaining or peaceful relaxation. A sleek, fully-integrated kitchen with modern appliances, wine fridge and option of a central island adds to the sociable feel of the space. The principal bedroom enjoys generous proportions, a sash bay window with leafy park views, and an en-suite. The second bedroom, currently a home office, overlooks the garden. The tastefully finished main bathroom has a bathtub and overhead shower. Recent updates include upgraded lighting and modernised electrics, plus a serviced boiler. Surrounded by mature trees, this home offers a tranquil retreat from city life, with friendly neighbours. A council run bike garage is due for installation on the street, ideal for cyclists.

## Features

- Two double bedrooms
- Two bathrooms
- Private rear garden over two tiers
- Victorian conversion with private entrance
- Opposite the park
- Over 650 square feet
- Recently refurbished
- Brixton tube a seven-minute walk
- Close to the amenities of Brixton, Stockwell and Loughborough Junction
- Share of freehold

Council tax band D    EPC rating C (76)





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**2 Bedroom Flat**

APPROXIMATE GROSS INTERNAL AREA: **660 SQ FT / 61.3 SQ M**



LOWER GROUND 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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