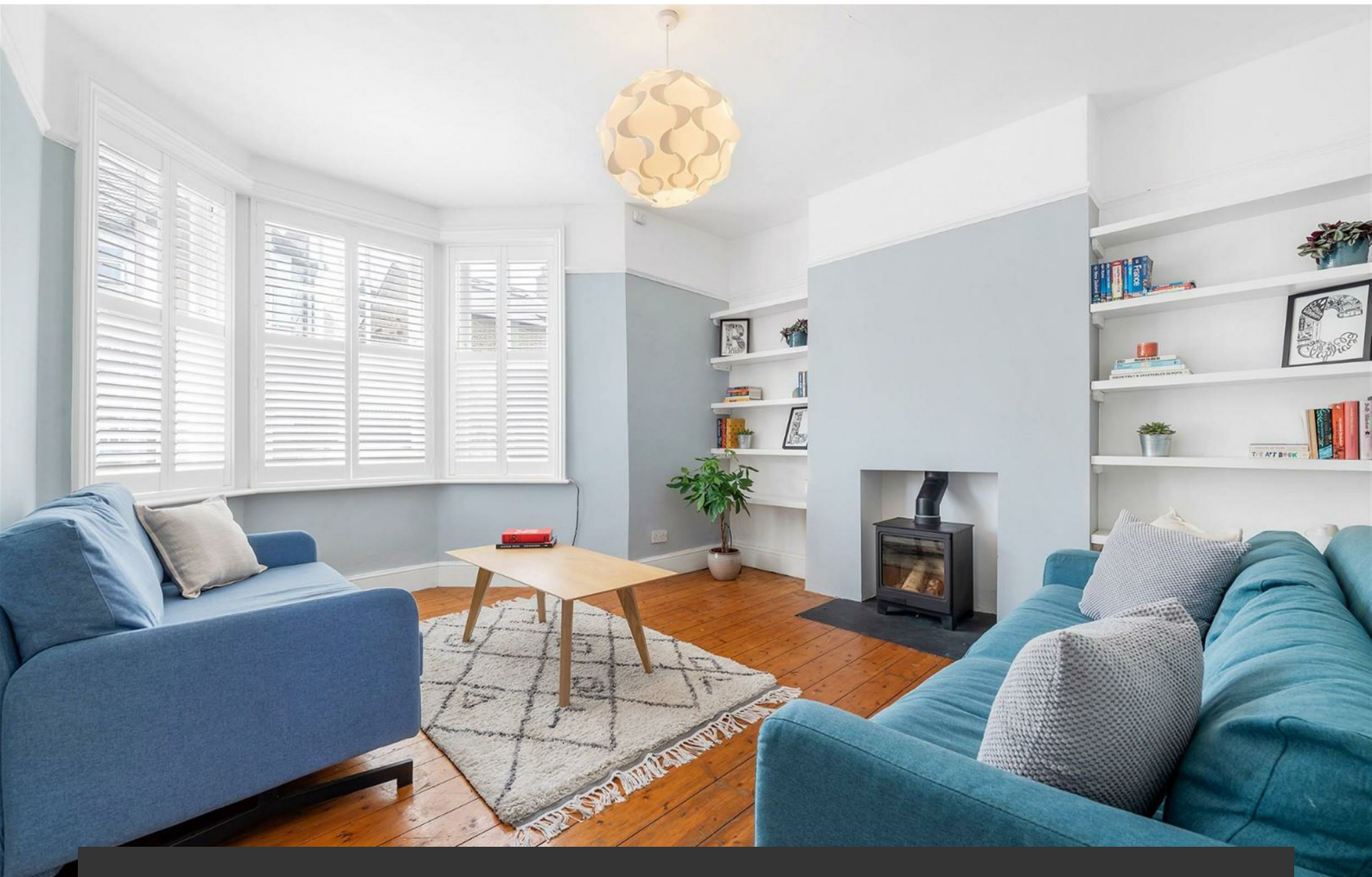




## Dumbarton Road, Brixton, SW2

2 bedroom maisonette for sale

Leasehold

### Property Details

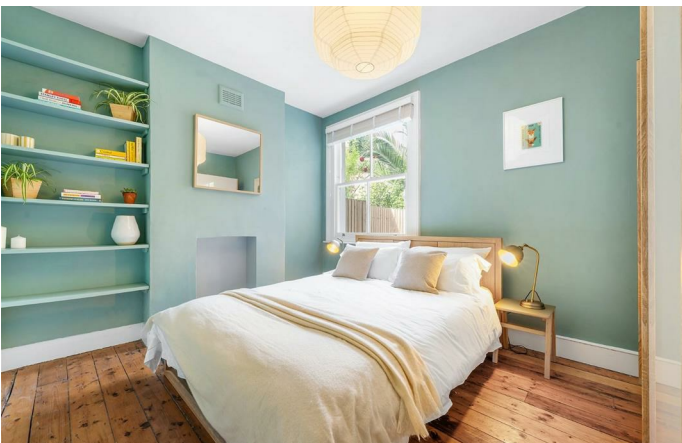
Occupying the ground floor of an attractive Edwardian building, this beautifully presented two-bedroom maisonette benefits from its own private entrance and a secluded rear garden. Exposed floorboards run throughout much of the home, while the generous bay-fronted reception room features a charming wood-burning stove, bespoke shelving and plantation shutters. To the rear, a stylish dual-aspect dine-in kitchen offers contemporary white gloss cabinetry, solid wood worktops, integrated appliances and direct access to the garden, creating an ideal space for entertaining. The private garden enjoys a spacious terrace, mature planting, timber fencing, a storage shed and a dedicated log store. The principal bedroom overlooks the garden, with the second bedroom providing excellent flexibility as a guest room, nursery or home office. A beautifully finished contemporary shower room completes the accommodation, while high-quality double-glazed timber sash windows, installed throughout in 2022, enhance both energy efficiency and acoustic insulation.

### Features

- Two bedrooms
- Private garden
- Edwardian end-of-terrace maisonette
- Own front door
- Dine-in kitchen
- Timber shed and dedicated log store
- High-quality double-glazed timber sash windows
- Quiet Low Traffic Neighbourhood
- Walking distance to the Northern and Victoria tube lines
- Chain-free

Council tax band C

EPC rating C (75)



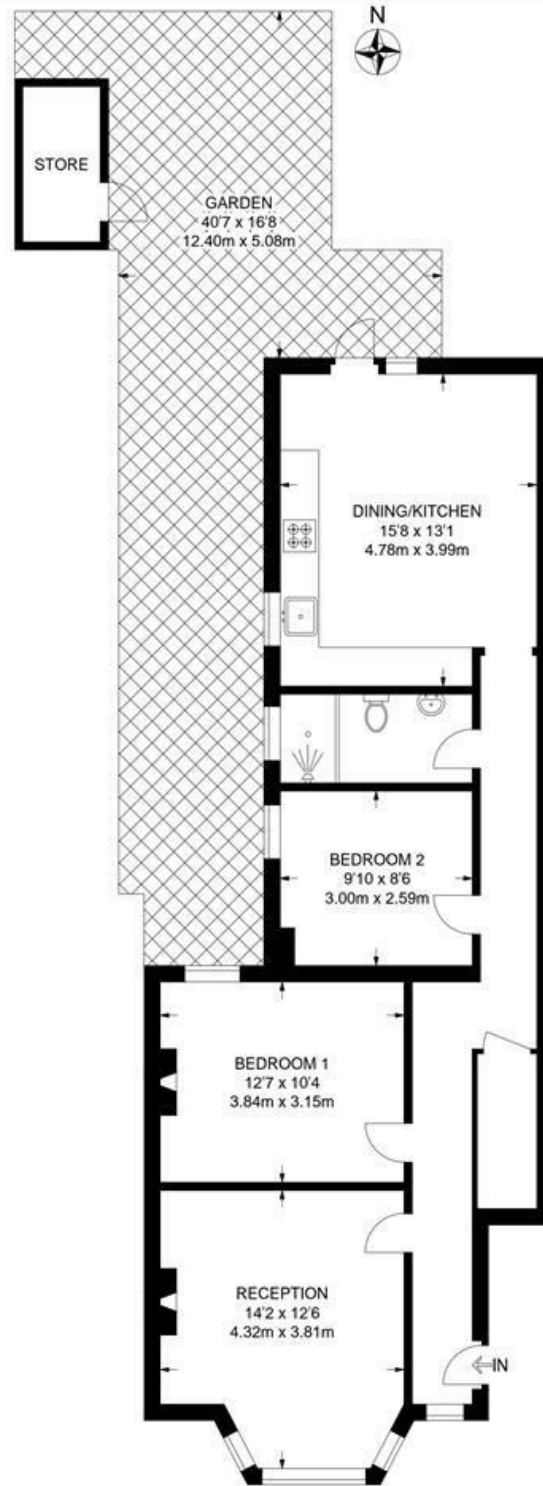


Dumbarton Road, Brixton, SW2

**Dumbarton Road, SW2**

**2 Bedroom Flat**

APPROXIMATE GROSS INTERNAL AREA INCLUDING STORE: 824 SQ FT / 76.5 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.

Dumbarton Road, Brixton, SW2

