

**Property Details** 

2 bedroom flat - conversion for sale

Occupying the first floor of a charming Victorian converted terraced house, ideally situated in between both Herne Hill and Brixton which offers great transport links. Two genuine doubles occupy the front of the property, overlooking the handsome Victorian terraced street, with large sash windows allowing natural light to filter in and create a lovely atmosphere throughout. The bedrooms sit adjacent to an ample, modern family bathroom which is followed on by a well-stocked contemporary kitchen. At the rear of the property is a large reception, with steps down to this room creating the feeling of seclusion, this space is great to relax, dine and entertain, complete with a large bay window and an original iron fireplace, an ode to the sought-after Victorian charm often found in the more well-maintained properties of this style.

### **Features**

- Two double bedrooms
- Victorian conversion
- Bright, charming apartment
- 627 square feet of well used internal space
- Loft space
- Short walk to local amenities
- Split-level

Council tax band C EPC rating D (55)















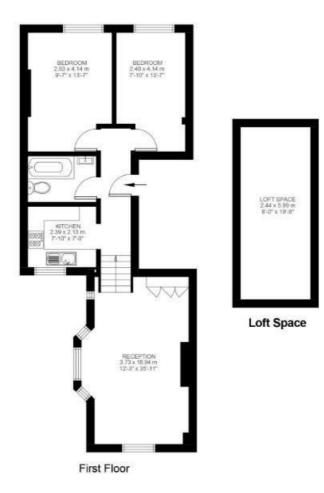




# Railton Road, Herne Hill, SE24

# 2 Bedroom Flat Approx internal area: 627 sqft 58 sqm (EXCLUDING LOFT) LOFT 14.62 SQ.M / 157 SQ.FT INCLUSIVE TOTAL AREA 72.62 SQ.M / 782 SQ.FT While we do try our very best, floor plans are produced as a guilde only and we take no responsibility for the precise accuracy with which any property is represented

# Railton Road







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