



**Dulwich Road, Herne Hill, SE24**

**£535,000**

2 bedroom flat - conversion for sale

## Property Details

A bright and characterful two double bedroom flat, overlooking Brockwell Park and moments from the heart of Herne Hill. This charming property is securely arranged over the top floor of a semi-detached Victorian townhouse and comes with a share of the large leafy garden to the rear. The heart of the home is the warm and inviting reception room, large enough for a cosy lounge area as well as more than enough space for a dining table. This lovely room neighbours the well-equipped eat-in kitchen. This traditional kitchen is in fantastic condition offering an abundance of surfaces as well as significant storage options and integrated appliances. Both rooms benefit from views of beautiful Brockwell Park. A sleek and inviting family bathroom serves two comfortable doubles, the larger of the two being an ideal principal bedroom whilst the second is ideal as a nursery, spare room, home office or indeed anything the purchaser desires.

## Features

- Two double bedrooms
- Arranged over the top floor of a Victorian conversion
- Over 670 square feet of well-distributed living space
- Bright and airy flat
- Large leafy shared garden
- Brockwell Park within seconds
- Short walk to Herne Hill & Brixton
- Highly desirable location
- Views of Brockwell Park

Council tax band C    EPC rating E (53)





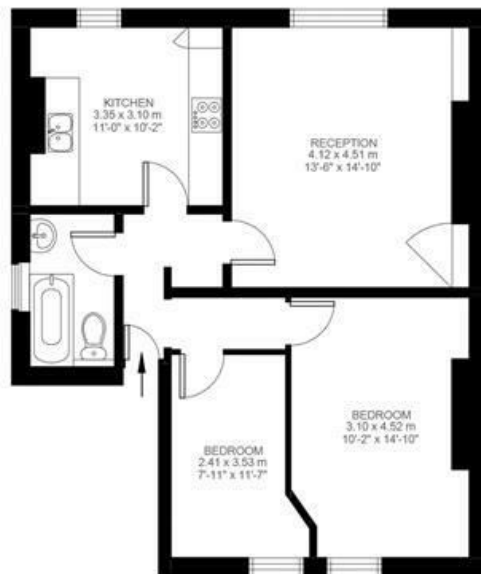
## Dulwich Road

### 2 Bedroom Flat

Approx internal area:

**672 sqft 62 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



Second Floor



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