



**Saltoun Road, Brixton, SW2**

3 bedroom flat - conversion for sale

**£585,000**

Share of Freehold

## Property Details

The bright and airy reception at the front of the property offers comfortable dimensions and views over the Victorian terraced street below. Plenty of space is available to lounge, dine and entertain and the room feeds through to a contemporary kitchen via double doors that allow a seamless transition for a slightly open-plan feel when desired. The kitchen offers plenty of storage options and could be opened up to create one larger, fully open-plan room subject to the necessary permissions. All three bedrooms are genuine doubles, with access to built-in storage providing the ideal set up for a buy-to-let investor or anyone looking to share with friends. The 'loft-style' room on the third floor is particularly spacious, the other two are peacefully arranged towards the rear of the building. The flat is completed by a family-sized bathroom, conveniently located on the first floor.

Council tax band C    EPC rating C (72)

## Features

- Three double bedrooms
- Victorian conversion
- Split-level
- Almost 850 square feet of internal living space
- Bright and airy throughout
- Sought-after location close to transport links
- Local amenities of central Brixton
- Share of freehold
- Chain-free



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Approximate internal area: **846 sqft 79 sqm**

Approximate eaves storage: **183 sqft 17 sqm**

Approximate total internal area: **96 sqm 1033 sqft**



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.

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