



**Bromfelde Road, Clapham, SW4**

3 bedroom flat - conversion for sale

**£750,000**

Share of Freehold

## Property Details

A beautifully versatile three bedroom apartment with a private garden in a Victorian end-of terrace in the desirable Sibella Conservation Area. This period home has contemporary finishes from the moment you step through the private entrance into an expansive open-plan room. This wonderful reception is flooded with light through a sash bay window for an inviting atmosphere, lounge on the sofa, entertain in style around the dining table or cook up a tasty treat. The kitchen has ample storage within gloss cabinetry finished with quartz wrap-around worktops, a handy storage nook offers further space. Contemporary flooring sweeps through the apartment leading to another expansive space with built-in storage and bi-fold doors to the garden. Currently utilised as a luxurious bedroom, this versatile room could become a second lounge should the purchaser not require all three bedrooms. A walled retreat the garden is sheltered and landscaped to a paved seating area with lawn to the rear, bordered by planters and surrounded by trees. Also with access to the garden is the second double bedroom. The third bedroom is currently a home office, easily repurposed to suit needs. The bathroom has an overhead shower and bathtub.

Council tax band D    EPC rating C (71)

## Features

- Three bedrooms
- Private landscaped garden
- Victorian end-of-terrace conversion
- Own private front door
- Spacious 800 square feet
- Within the desirable Sibella Conservation Area
- Clapham High Street a five-minute walk
- The Northern Line and Overground close-by
- Clapham Old Town and Common a short stroll away
- Share of freehold







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**3 Bedroom Flat**

APPROXIMATE GROSS INTERNAL AREA: 800 SQ FT / 74.3 SQ M



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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