



**Brading Road, Brixton, SW2**

2 bedroom maisonette for sale

**£500,000**

Share of Freehold

## Property Details

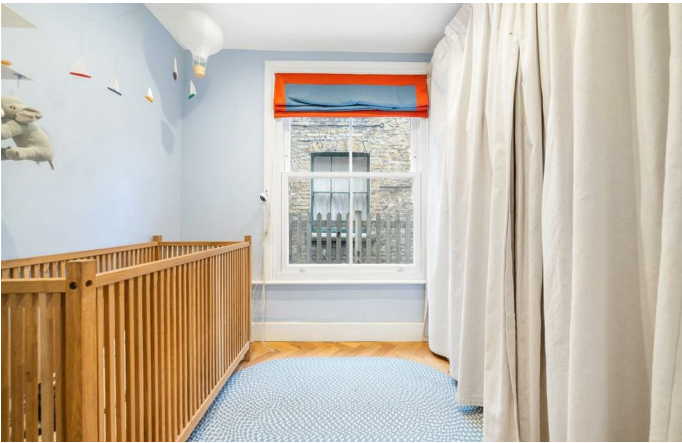
A charming two-bedroom Victorian maisonette with a private wrap-around garden, benefitting from its own front door. Thoughtfully renovated by the current owner, this characterful home blends period charm with modern convenience, with upgrades during the current ownership including new windows, boiler and bathroom, plus upgrades to the kitchen, floors, and garden. The spacious reception room boasts original floorboards, high corniced ceilings, and large sash windows, with a restored Victorian fireplace offering potential for use. The separate dine-in kitchen is well-designed with integrated appliances, quality work surfaces, and ample storage, enjoying views of the pretty garden. A large French door leads to the tranquil outdoor space, featuring a paved seating area, planters, and high-quality astroturf for year-round greenery. Both bedrooms are quietly positioned for privacy, with the principal offering original flooring and a charming dressing nook. The second bedroom is a flexible space, ideal as a nursery, home office, or guest room. The luxurious bathroom includes a bathtub, overhead rain shower, and reeded glass window.

Council tax band C    EPC rating C (71)

## Features

- Two bedrooms
- Private wrap-around garden
- Victorian maisonette
- Own front door
- Beautifully presented
- Local pub, café and bakery on the doorstep
- Brockwell Park a short stroll away
- Walking distance to both Brixton and Herne Hill
- Access to the Victoria Line, Thameslink and Overground
- Share of freehold





Brading Road, Brixton, SW2

**Brading Road, SW2**  
**2 Bedroom Flat**

APPROXIMATE GROSS INTERNAL AREA: 700 SQ FT / 65.3 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.

Brading Road, Brixton, SW2

