



**Milles Square, Brixton, SW9**

2 bedroom flat for sale

**£475,000**

Leasehold

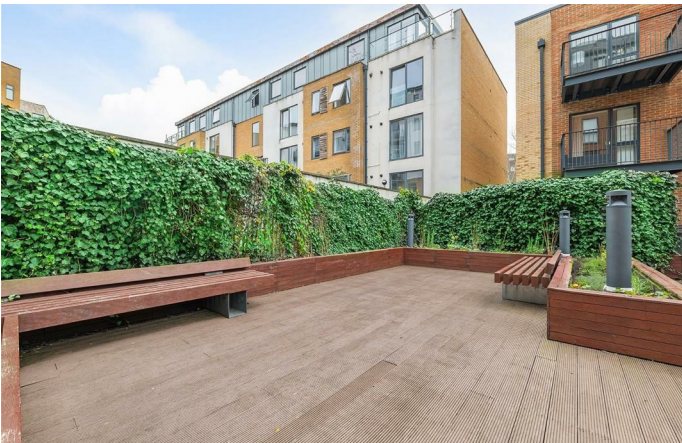
## Property Details

A bright two bedroom apartment with a private terrace in a luxury modern development. Well-positioned within the building, set back from the bustle, quietly overlooking the courtyard. The open plan reception is bathed in light from large-pane windows, a sociable space with room to lounge, dine and cook. The contemporary kitchen wraps around to maximise storage and worktops. The white goods are integrated, with the fridge and dishwasher being less than a year old. The private terrace is the ideal spot to soak up the afternoon sun, enjoying the sunset sky as evening falls. Both bedrooms are doubles with fitted wardrobes and floor to ceiling windows. The bathroom has both bath and recently replaced overhead shower, heated towel rail and storage. A utility cupboard in the hallway keeps the laundry quietly separated and a secondary cupboard is accessed from the bathroom. This secure development has well-maintained communal areas and a neighbourly vibe. Other selling points are underfloor heating, high energy efficiency, concierge, shared terrace and courtyard, bike storage, lifts and a hot yoga studio next door.

## Features

- Two double bedrooms
- Private terrace
- Secure modern building
- Underfloor heating
- Recently re-decorated throughout
- Well-maintained communal grounds
- Concierge, lift and bike storage
- Central Brixton moments from Brixton Village
- Short walk to Brixton tube station

Council tax band D      EPC rating B (82)



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**2 Bedroom Flat**

APPROXIMATE GROSS INTERNAL AREA: **608 SQ FT / 56.5 SQ M**



**SECOND 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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