



**Ferndale Road, Clapham, SW4**

2 bedroom flat - conversion for sale

**£700,000**

Freehold

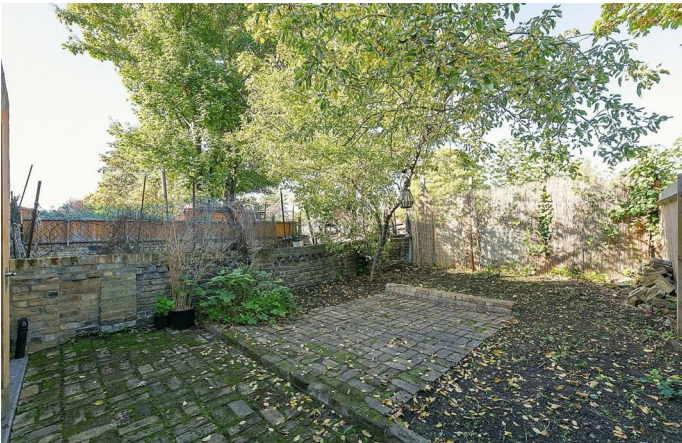
## Property Details

Both bedrooms are appealing spaces, one benefitting from the large bay window at the front of the property, flooding the space with light and with the additional endearing character of a feature fireplace. The second bedroom, adjacent, is equally as attractive, with access out onto a private courtyard. High ceilings throughout add to the spacious and airy feel within each room. At the rear of the building, the impressive open-plan living area is drenched in light, thanks to a stretched skylight across the kitchen and multiple glass doors that seamlessly transition through to the private rear garden. The vaulted ceiling with exposed beams adds to the tasteful appeal and atmosphere of the room, in which entertaining, relaxing and dining would be a pleasure. A bespoke, integrated kitchen provides generous storage options with high-end appliances, a wine fridge and trendy fixtures and fittings, with comfortable dimensions for a large dining table.

## Features

- Two double bedrooms
- Secluded private rear garden
- Nearly 900 square feet of internal space
- Meticulous presentation throughout
- Bright and airy with characterful features
- Tanked cellar and study area
- Highly sought-after location
- Local amenities of Clapham and Brixton
- Freehold for the entire building
- Chain-free

Council tax band C    EPC rating C (71)



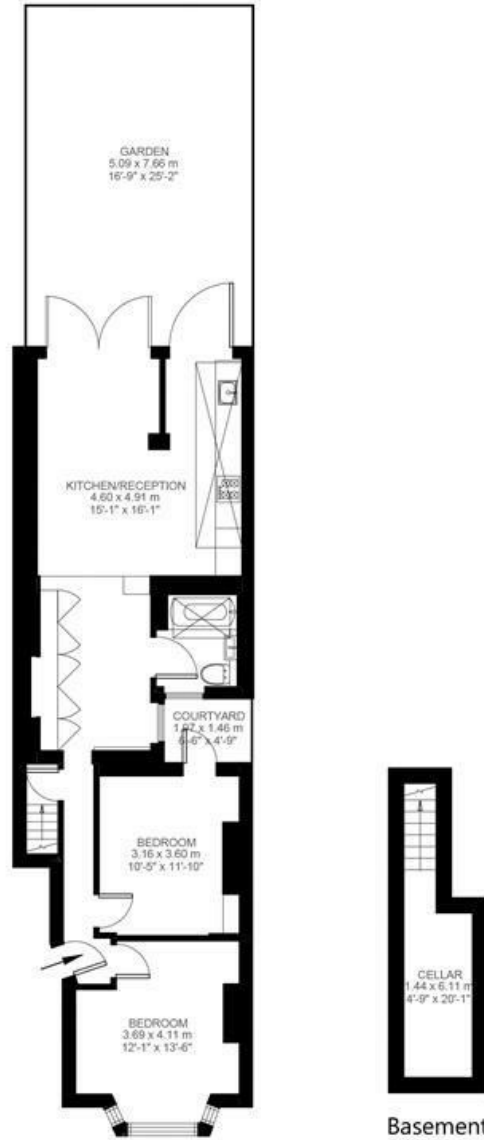


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2 Bedroom Flat

Approximate internal area: 852 sqft 79 sqm



Ground Floor

Basement



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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