



MILKWOOD ROAD, SE24  
£500,000 LEASEHOLD

## A BEAUTIFULLY PRESENTED FIRST-FLOOR FLAT IN A VICTORIAN TERRACE NEAR BROCKWELL PARK AND HERNE HILL STATION

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## DESCRIPTION:

This beautifully presented first-floor flat on the picturesque and tree-lined Milkwood Road offers a perfect blend of period charm and modern convenience. Occupying the first floor of a handsome mid-Victorian terrace, the property boasts two spacious double bedrooms, a bright open-plan reception and kitchen, and a fully refurbished shower room. The open-plan living area features large windows and original wooden floors, creating a stylish and versatile space ideal for relaxing or entertaining. The master bedroom offers a tranquil retreat, while the second bedroom provides flexibility as a guest room or home office. Situated on a highly sought-after road, the flat is just a short stroll from Brockwell Park, the iconic Lido, and the vibrant cafes, shops, and restaurants of Herne Hill. With no onward chain, this property is perfectly positioned for Herne Hill station (Thameslink), making it ideal for commuting.

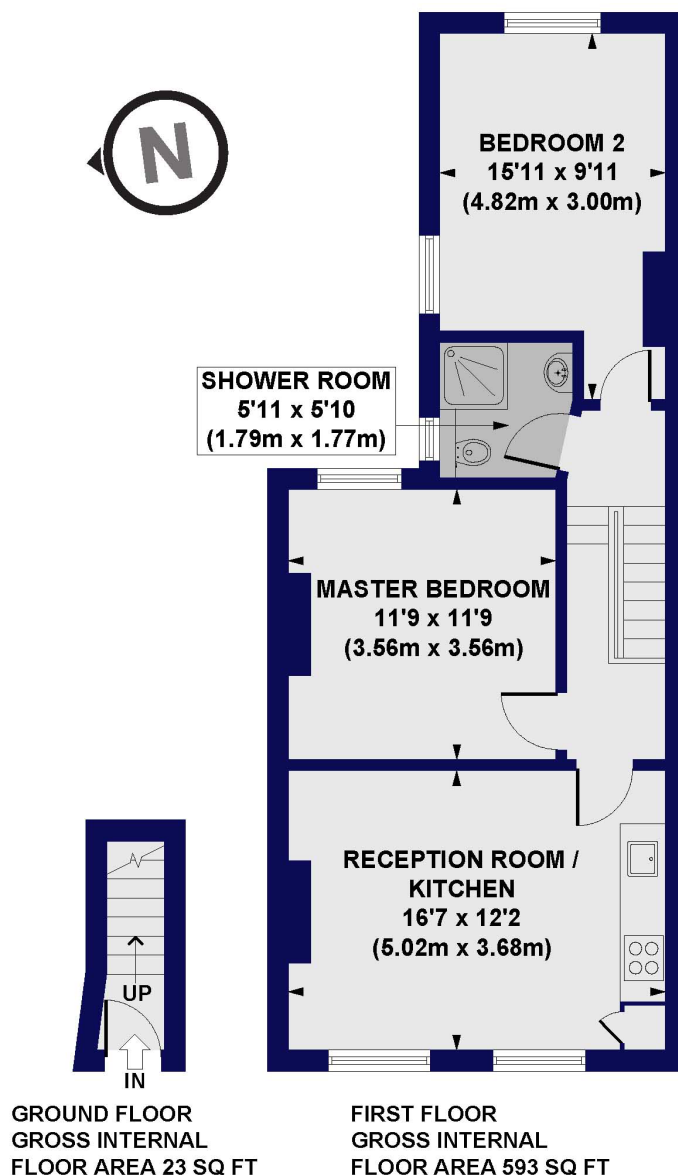
## AT A GLANCE

- First-floor flat in Victorian terrace
- Two spacious double bedrooms
- Open-plan reception and kitchen
- Sash windows and wooden floors
- Fully refurbished modern shower room
- Close to Brockwell Park and Lido





**Milkwood Road, SE24**  
**Approx. Gross Internal Floor Area 617 sq. ft / 57.31 sq. m**



All measurements of walls, doors, windows, fittings and appliances, including their size and location, are shown as standard sizes and do not constitute any warranty or representation by the seller, their agent or CP Creative. Any intending purchaser must satisfy himself by inspection or otherwise as to the correctness of the information contained in these plans. This plan is for illustrative purposes only and should be used as such by any prospective purchasers.

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Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92-100) <b>A</b>			
(81-91) <b>B</b>			
(69-80) <b>C</b>		70	77
(55-68) <b>D</b>			
(39-54) <b>E</b>			
(21-38) <b>F</b>			
(1-20) <b>G</b>			
Not energy efficient - higher running costs			
England, Scotland & Wales		EU Directive 2002/91/EC	

**Tenure:** Leasehold

**Term:** 987 year and 9 months

**Service Charge:** £876.96 per annum

**Council Tax Band:** C

Where no figures are shown, we have been unable to ascertain the information. All figures that are shown were correct at the time of printing.

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