

C JAMES & Co - TOOTING

SALES AND LETTINGS SPECIALISTS



20 Holmewood Road

, London, SW2 3RR

£550,000

Nestled on the charming Holmewood Road in South London, this delightful ground floor flat offers a perfect blend of comfort and convenience. Spanning an impressive 727 square feet, the property features two well-proportioned bedrooms and a spacious reception room, ideal for both relaxation and entertaining.

Built in 1900, this flat retains a sense of character while providing modern living amenities. The large, bright kitchen and breakfast room is a standout feature, seamlessly leading into a south-facing garden, perfect for enjoying sunny afternoons or hosting gatherings with friends and family.

Additionally, the property boasts a converted cellar that serves as a utility room, providing extra storage and functionality. The location is particularly advantageous, with a mere 20-minute walk to both Brixton Station and Streatham Hill, ensuring easy access to central London and beyond.

Residents will appreciate the nearby amenities, including a local Sainsbury's, pharmacy, off-licence, café, and dry cleaner, all within a short distance, making daily errands a breeze. Holmewood gardens is just at the end of the road and boasts a children's playground, dog exercise area and green space for events and activities.

This flat is an excellent opportunity for those seeking a comfortable home in a vibrant area of Brixton Hill combining the charm of a period property with the practicality of modern living. Don't miss the chance to make this lovely flat your new home.

- Two double bedrooms
- Large kitchen / breakfast room
- Spacious reception
- Utility room
- Private south facing garden
- Close to all local amenities
- Walking distance to Brixton / Streatham Hill
- Ideally located just off Brixton Hill

Viewing

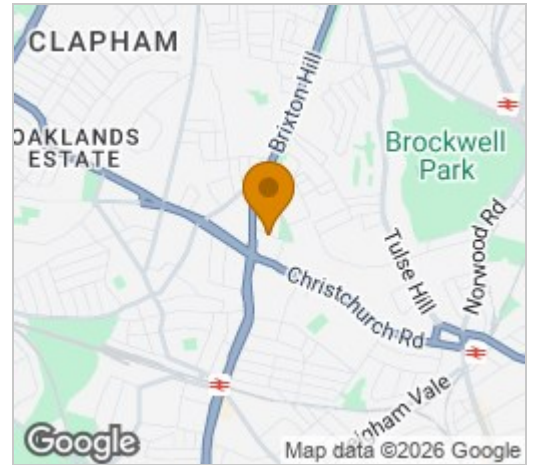
Please contact our Tooting Office on 0208 6727000 if you wish to arrange a viewing appointment for this property or require further information.



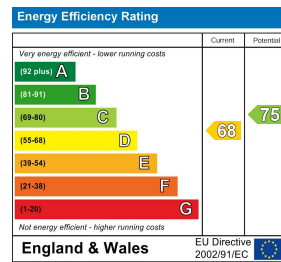
Floor Plan



Area Map



Energy Efficiency Graph



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.