



Spenser Road, Poet's Corner, Herne Hill **SE24**





Description

Nestled in the heart of Poets' corner is this meticulously refurbished six bedroom family home. This traditional Victorian gem has been artfully remodelled, seamlessly marrying a period facade with internal contemporary style.

A traditional tiled path leads to a welcoming entrance hall and internal critall style double doors open up through to a double reception room with a bay window and built in storage/media unit. Herringbone flooring flows throughout and leads to the rear traditional kitchen entertaining space with a sociable central island.

Bi-folding doors open on to the rear landscaped garden with a lush lawn and raised flower beds.

Spread across the upper floors are six bedrooms including a principal bedroom spanning the entire top floor. Both the first and second floor benefit from two contemporary family bathrooms.

Location

Spenser Road is situated in the heart of Poets' Corner, a highly desirable residential pocket of roads between Herne Hill and Brixton.

Excellent transport connections can be found nearby with Herne Hill Rail Station (0.4 miles) and Brixton Tube Station (0.7) providing direct access to London Victoria, London Blackfriars and the London Thameslink and tube network.

Brockwell Park and Lido are just a stone's throw away as are a diverse and comprehensive range of amenities with shops, restaurants and bars in Herne Hill and Brixton Village. All distances are approximate.

Tenure: Freehold

EPC: D

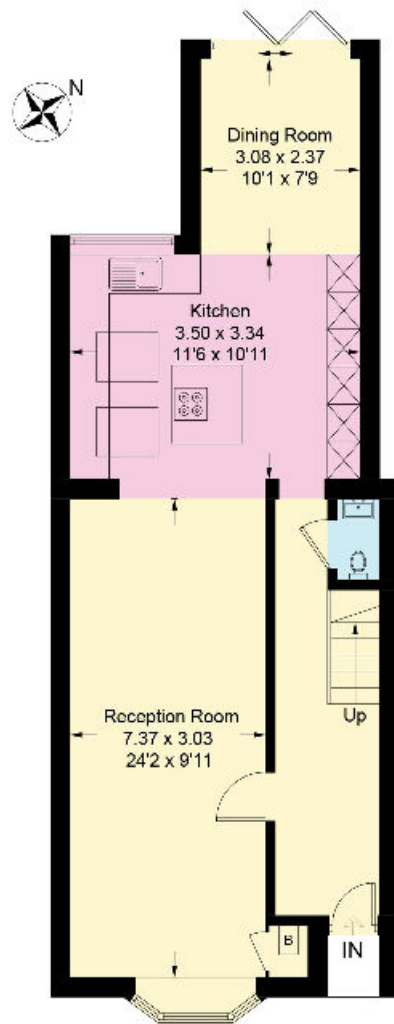
Council Tax Band: E

Local Authority: Lambeth Council

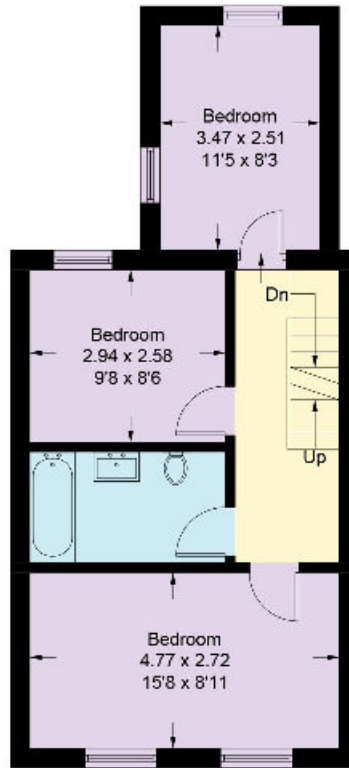




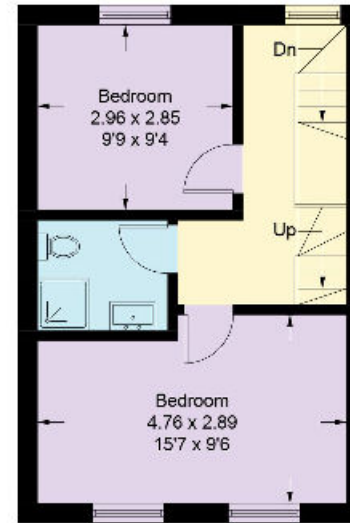




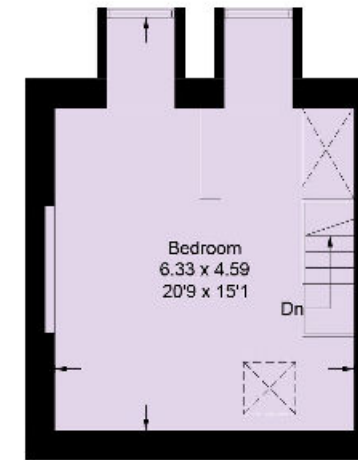
Ground Floor



First Floor



Second Floor



Third Floor

Guide Price £1,500,000

This plan is for guidance only and must not be relied upon as a statement of fact. Attention is drawn to the important notice on the last page of the text of the Particulars.

Ground Floor = 59.2 sq m / 637 sq ft
 First Floor = 44.1 sq m / 475 sq ft
 Second Floor = 34.9 sq m / 376 sq ft
 Third Floor = 26.0 sq m / 280 sq ft
Total = 164.2 sq m / 1768 sq ft

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Fixtures and fittings: A list of the fitted carpets, curtains, light fittings and other items fixed to the property which are included in the sale (or may be available by separate negotiation) will be provided by the Seller's Solicitors.
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 Particulars dated March 2024. Photographs and videos dated March 2024.
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