

Truuli



Regent Road, London, SE24

£750,000 Freehold

- Chain free family home
- In need of modernisation
- Quiet and peaceful location
- Three - well proportioned double bedrooms
- Potential add value
- Private rear garden
- Close proximity to Herne Hill Railway station and local amenities
- Stones' throw away from Brockwell Park

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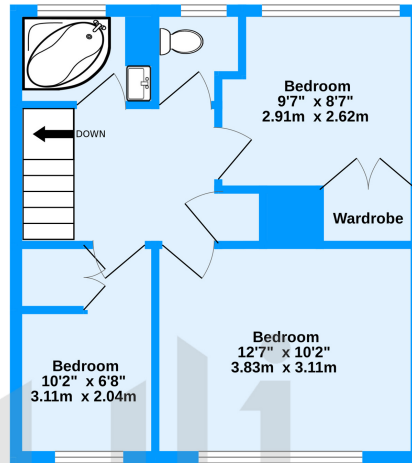
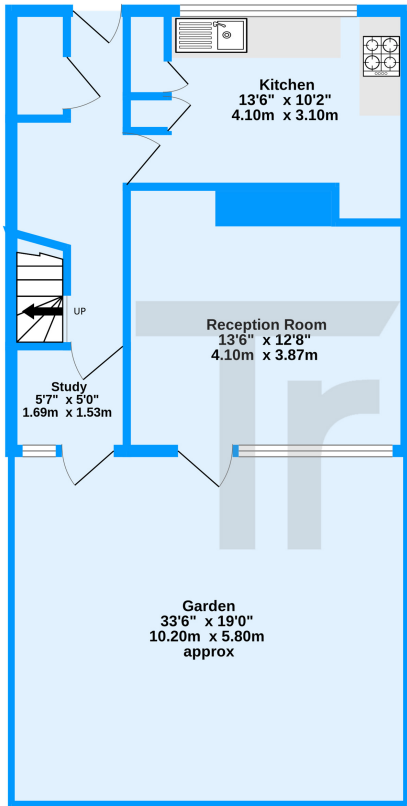
£750,000 Freehold

Situated in the quiet and scenic location of Regent Road, Herne Hill is this three-bedroom house in need of complete modernisation. Chain free, this property has a vast amount of potential to add value with an extension possibility to the rear creating more internal space for the occupants. The property is ideally located, being within close proximity to Herne Hill Railway station and the local amenities found in the area.

In addition, the property is also located on the periphery of the Brixton area allowing for quick access to the Brixton Underground station and amenities found in that area as well

Ground Floor
393 sq.ft. (36.5 sq.m.) approx.

1st Floor
405 sq.ft. (37.6 sq.m.) approx.



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TOTAL FLOOR AREA: 797 sq.ft. (74.1 sq.m.) approx.
Measurements are approximate. Not to scale. Illustrative purposes only
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Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92-100)	A		
(81-91)	B		81
(69-80)	C		
(55-68)	D	58	
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England, Scotland & Wales		EU Directive 2002/91/EC	

