

Brockley Grove, SE4 | Guide Price £525,000

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In General

- Share of freehold
- Two double bedrooms
- Split-level top floor flat
- Attractive period features
- Bright and spacious reception room
- Separate fitted kitchen with integrated appliances
- Modern shower suite
- Bike hangar storage
- Engineered wood flooring throughout
- 0.2 miles from Crofton Park station

In Detail

Guide price £525,000 - £550,000 A beautifully presented two-bedroom split-level top-floor flat for sale on the popular Brockley Grove in Brockley, ideally located just 0.2 miles from Crofton Park Station and offered to the market with a share of the freehold.

Arranged over two floors, this charming home offers well-proportioned accommodation throughout, comprising two generous double bedrooms, a separate fitted kitchen with stylish Plykea cabinetry, integrated appliances and a contemporary Corian worktop, a modern shower room and a bright and spacious reception room, complete with an elegant bay window and feature fireplace.

The property further benefits from attractive period features, bespoke shutters, engineered wood flooring running throughout the flat to create a wonderful sense of space, bike hangar storage, and Velux roof windows with blackout blinds. The exterior has also recently been refreshed, with the front wall completely renewed in spring 2026, adding to the property's overall appeal.

Perfectly positioned for commuters, the property is conveniently located just 0.2 miles from Crofton Park Station, offering services to London Blackfriars, 0.7 miles from Ladywell Station, with connections to London Bridge and Charing Cross, and 0.8 miles from Brockley Station, providing access to Shoreditch, Hoxton and a wealth of other central London destinations.

The property is also ideally situated for the area's excellent selection of local amenities, with a variety of independent restaurants, gastro pubs, coffee shops, green spaces and well-regarded local schools all within easy reach.

Viewings are highly recommended, call the Pedder Brockley sales team to arrange a viewing today.

EPC: D | Council Tax Band: B | Share of Freehold: 147 years | SC: £0 | GR: £0 | BI: £263.27 pa





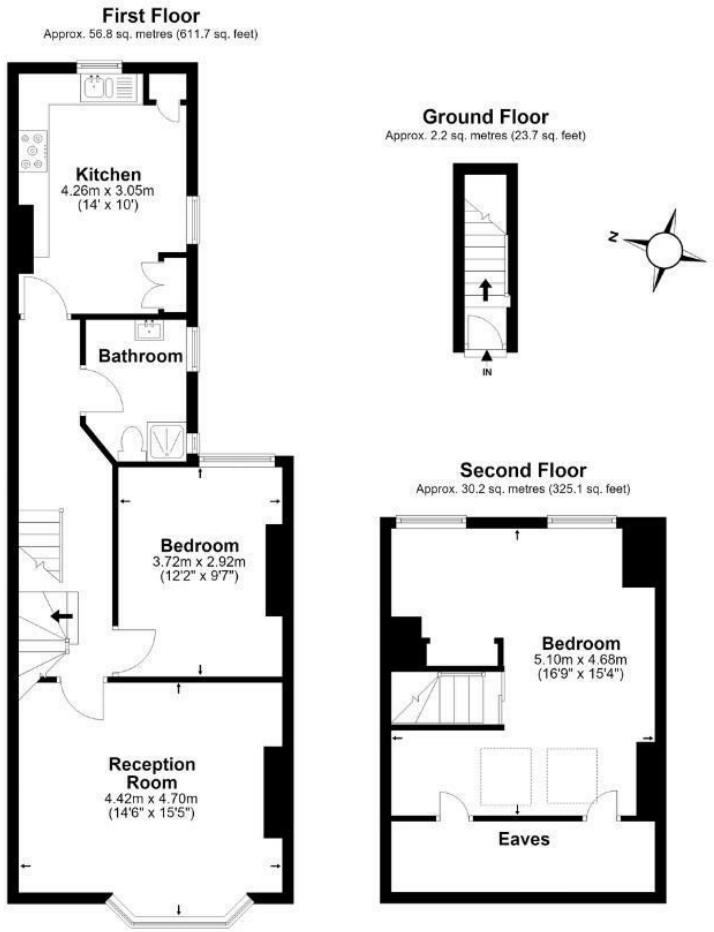




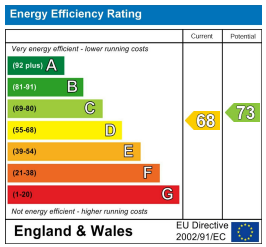
Floorplan

Brockley Grove, SE4
Total* = 89.2 sq. m / 960.4 sq. ft
Second Floor = 30.2 sq. m / 325.1 sq. ft
First Floor = 56.8 sq. m / 611.7 sq. ft
Ground Floor = 2.2 sq. m / 23.7 sq. ft
= Reduced head room below 1.5m

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*All measurements are approximate and do not include eaves space. The plans are for representation purposes only as defined by RICS - 'Code of Measurement Practice'. The plans are not to scale. Please personally check all sizes, dimensions, shapes and compass bearings before making any decisions reliant upon them. Copyright The Pedder Group © 2026.



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