



Stockwell Park Road, London, SW9

OIEO £1,295,000 Freehold

This early Victorian Grade II listed building which is currently arranged as four flats is being sold for the first time in over 60 years. It is situated in the Stockwell Park Conservation area and has a stunning West facing garden. EPC ratings D

LOCATION

Stockwell Park Road is just off Clapham Road near Stockwell underground station. The local area is served well with a wide selection of bars, cafés, restaurants, independent shops and supermarkets. Transport links are excellent and there are plentiful green spaces, including Slade Gardens just across the road from the property.

DESCRIPTION

This handsome early Victorian property, situated within the sought-after Stockwell Park Conservation Area, is being offered to the market for the first time in over six decades. Currently arranged as four self-contained one-bedroom apartments, the building represents a rare investment opportunity in one of South London’s most vibrant and well-connected neighbourhoods.

The accommodation is spread across four floors. The lower ground floor and raised ground floor flats enjoy access to a beautifully maintained west-facing garden, which provides a tranquil outdoor space perfect for relaxation or entertaining. Internally, each flat benefits from generously proportioned rooms, high ceilings, and period features that reflect the building’s 19th-century character.

The second floor, first floor, and lower ground floor flats are currently let on Assured Shorthold Tenancies (ASTs) managed by Winkworth Kennington, offering a reliable income stream. The raised ground floor flat is let to a regulated tenant.

All four flats are separately metered for utilities and are registered individually for council tax, simplifying management and making the property well-suited for ongoing investment or future reconfiguration, subject to planning permission and listed building consent.

The current gross rental income stands at approximately £59,400 per annum, but there is considerable scope for growth. With modernisation the potential rental yield could increase to between £85,000 and £95,000 per annum, offering an attractive return on investment in a high-demand rental location.

This is a rare opportunity to acquire a substantial freehold period building in a conservation area with long-term income potential and development scope.

PARKING

Off-street parking is available from Lambeth Council

UTILITIES

- Electricity – mains connected
- Water – mains connected
- Heating – gas central heating
- Sewerage – mains connected
- Broadband – ultrafast broadband

LOCAL AUTHORITY

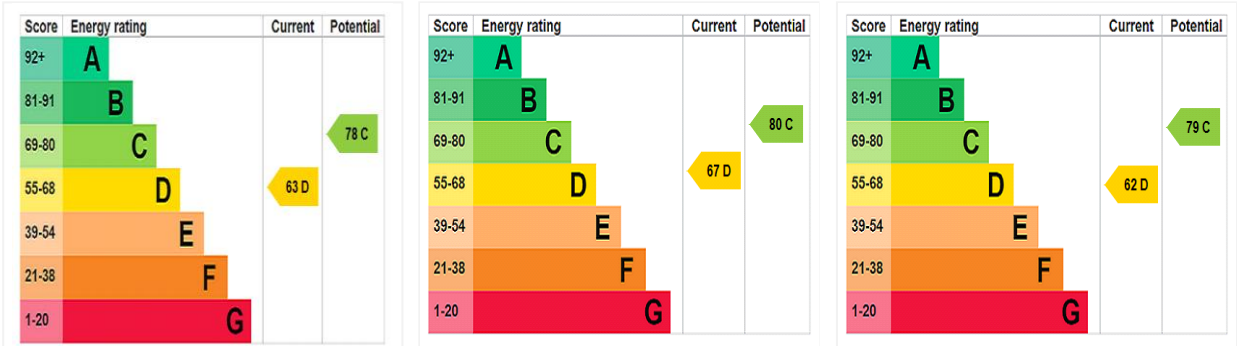
Lambeth
Council Tax Band E and D

TENURE

Freehold

DIRECTIONS

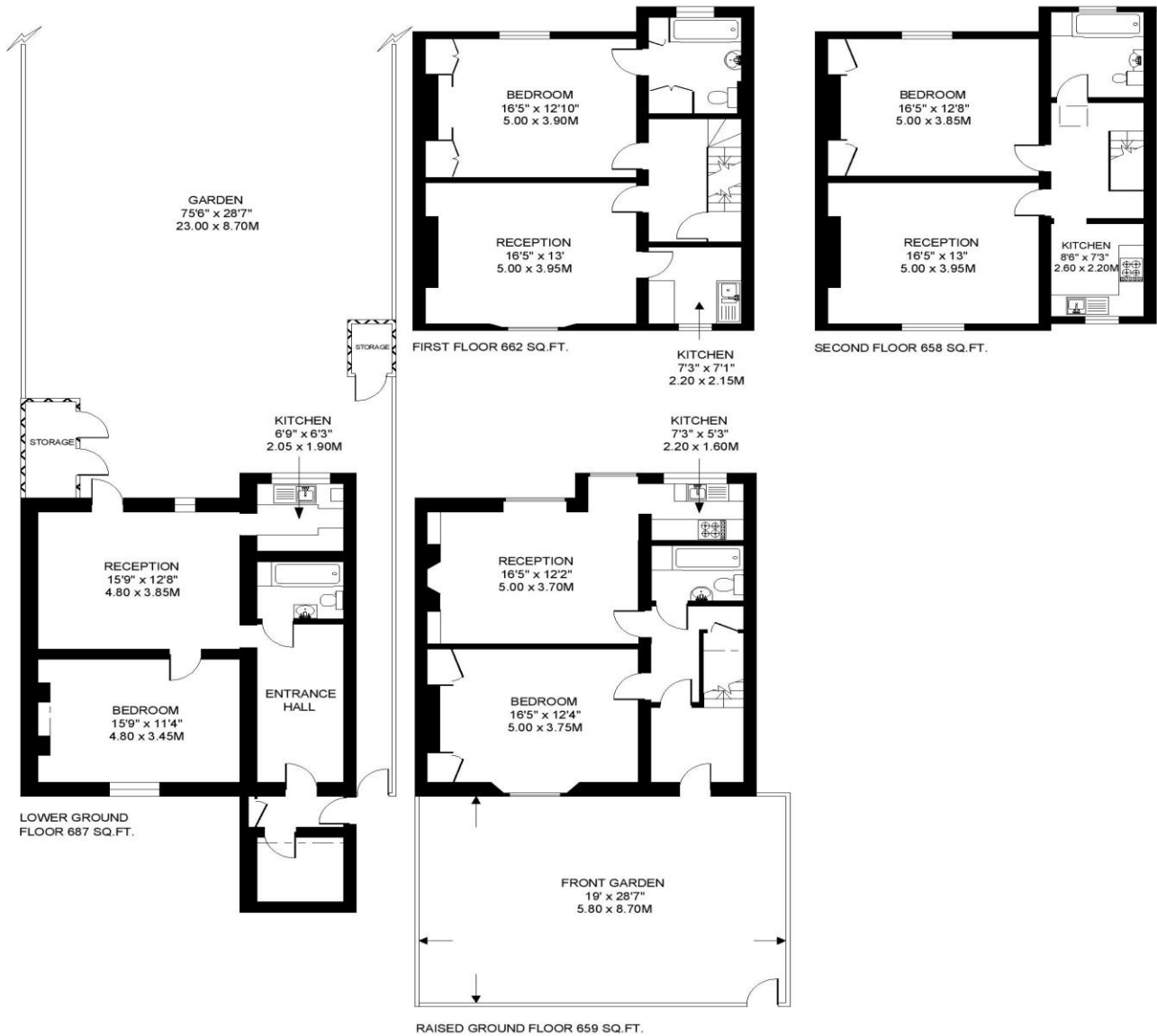
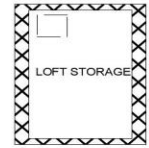
Directions
Stockwell Underground Station (Victoria and Northern Lines) is only 0.4 miles away (approximately 7 minutes’ walk). Also, the area is well served by frequent bus services into Central London.





STOCKWELL PARK ROAD SW9 HOUSE

Approximate gross floor area
2666 SQ.FT. / 247.6 SQ.M.
Plus loft and garden storage 126 sq.ft. / 11.7 sq.m.



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Floorplan produced for Winkworth by Floorplanners 07801 228850

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