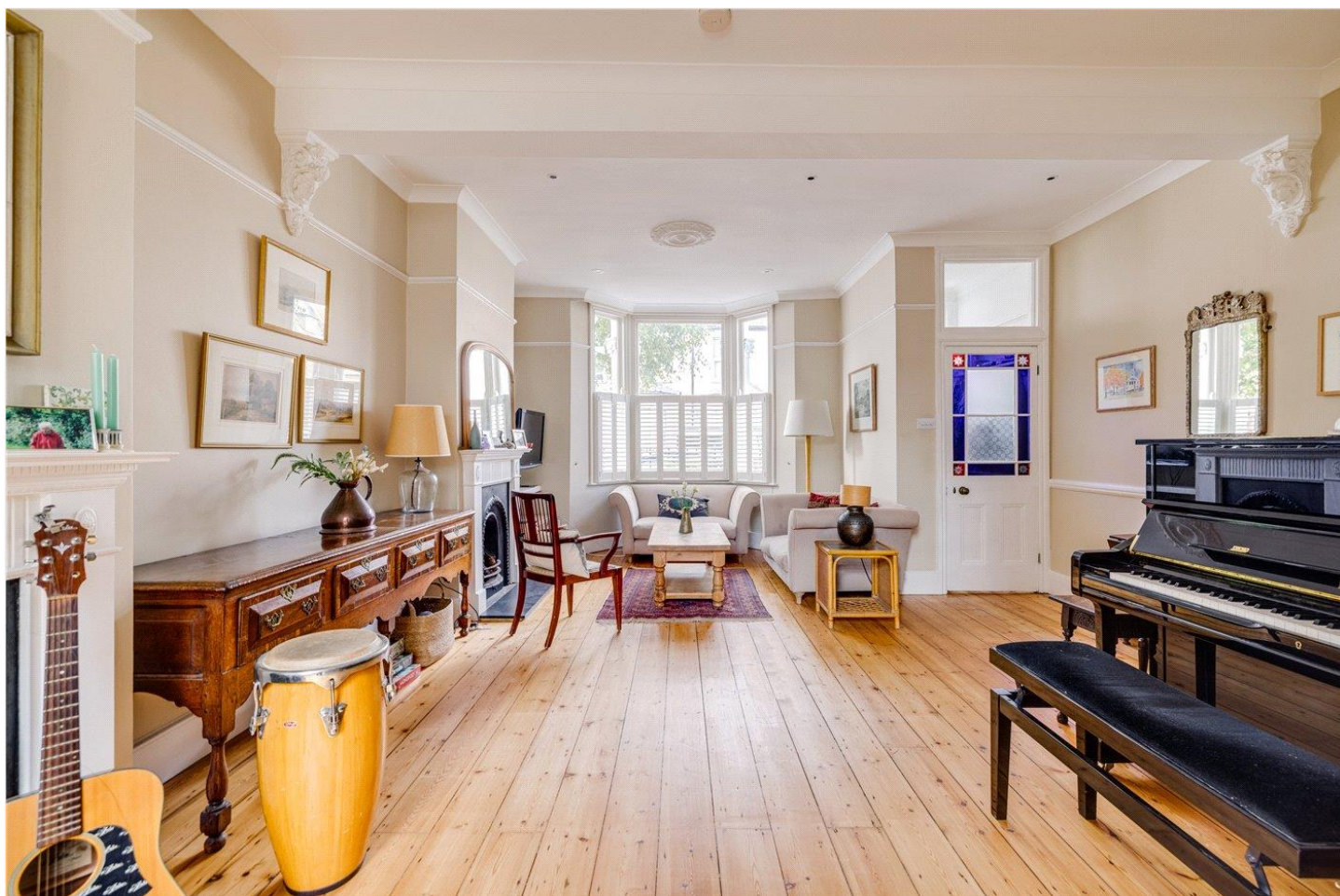




BURNTHWAITE ROAD, SW6

£1,295,000 FREEHOLD

A fantastic opportunity to acquire a superb, much loved four-bedroom, two-bathroom, Victorian terraced family home, spanning 1508 sq ft., located on a much sought-after street in the heart of Fulham situated in brilliant proximity to all local amenities and a short walk to Fulham Broadway, with potential to extend (STPP).

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DESCRIPTION:

You enter the property into the expansive, light-filled double reception room, complete with two fireplaces and well-maintained original floorboards. The second reception room has built in shelving and a useful desk area under the stairs. There is an arched doorway that leads through to the open plan kitchen and dining room, with a large conservatory style skylight allowing the room to be flooded with natural light. Here there are French doors leading out into the private south facing garden. There is potential to do the side-return (STPP).

On the first floor are three good sized double bedrooms, which are served by a family bathroom. The principal bedroom is at the front of the house and benefits from large sash windows. The top floor comprises of a fourth double bedroom with an en-suite bathroom. There is also a private South facing roof terrace accessed via the landing here. There is potential to build an extra room on the roof terrace, STPP.

Burnthwaite Road is a quiet residential street in the heart of Fulham, positioned between Fulham Broadway and Parsons Green. It is within easy reach of an excellent selection of independent shops, cafés, restaurants, bars and everyday amenities.







The floor plan is not to scale and measurements and areas shown are approximate and therefore should be used for illustrative purposes only. The plan has been prepared in accordance with the RICS code of Measuring Practice and whilst we have confidence in the information produced, it must not be relied on. If there is any aspect of particular importance, you should carry out or commission your own inspection of the property.

This floorplan is for illustration purposes only and is not to scale. The position and size of doors, windows, appliances and other features are approximate.

Score	Energy rating	Current	Potential
92+	A		
81-91	B		85 B
69-80	C		
55-68	D	68 D	
39-54	E		
21-38	F		
1-20	G		

Tenure: Freehold

Term: N/A

Service Charge: N/A

Ground Rent: N/A

Council Tax Band: G

Where no figures are shown, we have been unable to ascertain the information. All figures that are shown were correct at the time of printing.

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