



CAMPANA ROAD, SW6
£3,500 PER MONTH UNFURNISHED

Tucked away on the highly sought-after Campana Road in the heart of Parsons Green, this beautifully presented two-bedroom house effortlessly combines timeless elegance with modern practicality.

Fulham & Parsons Green | 020 7731 3388 | fulham@winkworth.co.uk

Tenant Fees Apply: Details of fees for tenant referencing, tenancy agreement admin fees and renewal fees are available on the Winkworth website and the link can be found with the displayed rent for the property. Tenants should ensure they are fully conversant with these upfront fees and other costs that are involved at the outset of the tenancy before making an offer to rent and your local Winkworth office will provide written details upon request.

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Offering approximately just shy of 1000 square feet of internal living space, this charming property enjoys a classic Victorian layout, high ceilings throughout, and an abundance of natural light, making it an inviting home for couples or a young family.

The ground floor welcomes you with an expansive double reception room, a wonderfully proportioned space ideal for both entertaining and relaxed everyday living. With ornate ceiling roses, a decorative fireplace, and an elegant bay window with plantation shutters, the room blends period character with contemporary comfort. From here, the home flows through to a spacious eat-in kitchen, fitted with country-style cabinetry, ample workspace, and a Rangemaster-style cooker that lends the space a warm and functional atmosphere. Just beyond the kitchen lies a separate utility room, cleverly tucked away and offering additional storage and laundry space, with access out to the rear garden.

The garden is a peaceful oasis – a walled, private retreat surrounded by mature planting and bursting with greenery. The garden benefits from direct access at the rear of Novello Street which leads straight down to Parsons Green underground station.

Upstairs, the first floor comprises two generously sized double bedrooms and a large family bathroom. The principal bedroom spans the full width of the house, enjoying a bay window to the front, excellent built-in storage, and space for a dressing area or home working nook. The second bedroom is equally well-proportioned and overlooks the garden. The family bathroom is impressively spacious and bright, featuring a corner bath with overhead shower.

Campana Road is a prestigious residential street situated between Parsons Green and Eel Brook Common. There are many excellent shops, cafes and restaurants on the New Kings Road and in Parsons Green. The property is conveniently located for both Parsons Green underground station (approximately 0.3 miles) and Fulham Broadway underground station (approximately 0.4 miles). There are also excellent bus links to both the West End and the city along the Fulham Road and the New Kings Road.

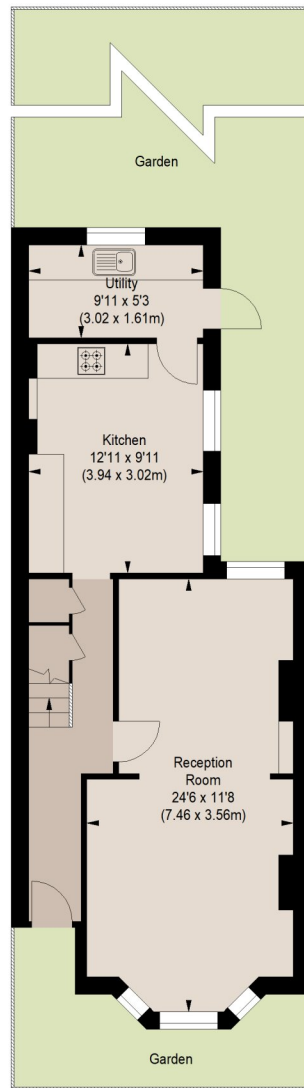




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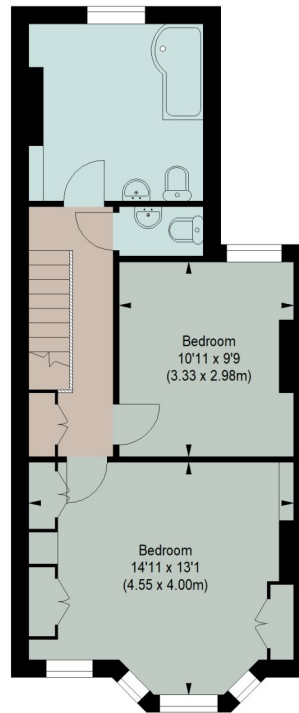
Approximate gross internal area

999 sq ft / 92.81 sq m



GROUND FLOOR

Key :
CH - Ceiling Height



FIRST FLOOR

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.

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