



BROOKWOOD ROAD, SW18  
**£1,650,000 FREEHOLD**

Winkworth





## BROOKWOOD ROAD, SW18

Positioned on one of Southfields most sought-after roads within “The Grid”, this elegant six double-bedroom, end-of-terrace period home with off-street parking - offers a rare combination of timeless charm, generous proportions, and versatile living space.

Spread across four floors with a very practical lay-out, the home benefits from a double story extension, bringing internal space to an impressive 2400sqft. The home boasts an incredibly spacious open-plan kitchen-living space with generous ceiling heights, and a separate reception with period fire place. An additional ground-floor study/playroom/bedroom and a separate laundry room complete with ground floor living space. The accommodation is further enhanced by five double bedrooms, all with built-in wardrobes, three well-appointed bathrooms, all ensuite, in addition to two separate WC's, offering excellent convenience for a growing family or visiting guests.

The kitchen-living space leads out to a private garden, creating a wonderful indoor-outdoor flow that's perfect for summer entertaining or quiet moments of retreat. The property also benefits from a large cellar with 6.5ft high ceilings and natural light providing exceptional storage or converted to a gym/ music room. It also includes a separate wine cellar.

As an end-of-terrace, this home enjoys additional privacy and natural light, with the added practicality of both off-street parking and residents' parking.

Located just a short walk from Southfields Underground Station (District Line), this home offers fast and convenient access into Central London and to the A3. The open green spaces of Wimbledon Park and King George's Park are also nearby, offering beautiful outdoor escapes, sports facilities, and family-friendly amenities.

The character and period detailing are beautifully preserved, blending seamlessly with modern upgrades to offer the best of classic and contemporary living.





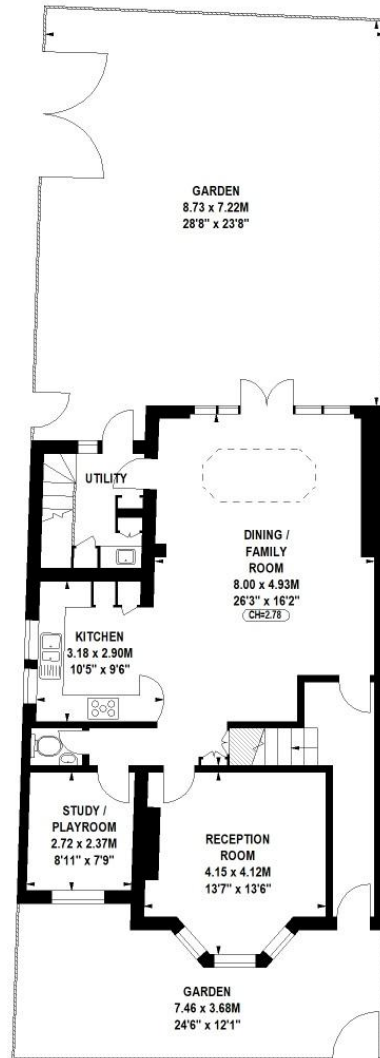


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Approximate Gross Internal Area 223 sq.m / 2400 sq. ft  
Including Eaves Storage of Approximately 4 sq.m / 43 sq. ft

Key: CH = Ceiling Height

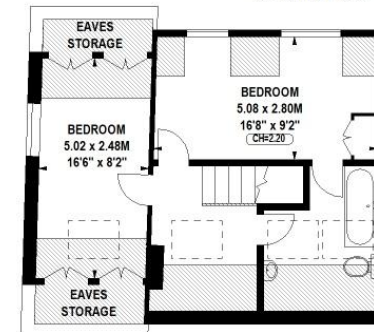
 Under 1.5m head height



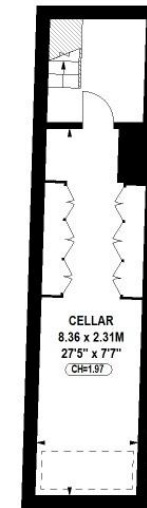
Ground Floor



First Floor



Second Floor



Lower Ground Floor

Floor Plan produced for WINKWORTH by Mays Floorplans ©. Tel 020 3397 4594  
Illustration for identification purposes only, not to scale  
All measurements are maximum, and include wardrobes and window bays where applicable

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