



This impressive five bedroom family house is situated on Gilstead Road in the popular Sands End area of Fulham. The property is in close proximity to Imperial Wharf and Wandsworth Town Stations and benefits from the local amenities on Wandsworth Bridge Road.

On the ground floor is the reception room to the front of the property. There is wood flooring throughout, a bay window, feature fireplace and built-in shelving. To the rear of the property is the kitchen/reception room which has a side return and large Velux windows. There is a large island with pendant lights and modern kitchen fronts. There are bi-folding doors which lead out to the fenced garden.

The first floor is home to three of the properties bedrooms, each with large windows and built-in storage. The full family bathroom on this floor has been refurbished to a very high standard and has feature floor tiling and free standing bath. Upstairs to the second floor are two further bedrooms with eaves storage and a shower room.

Gilstead Road is located within walking distance to Imperial Wharf and Wandsworth Town stations both providing regular train services in and out of the city. The property is close to the wonderful array of amenities on Wandsworth Bridge Road.





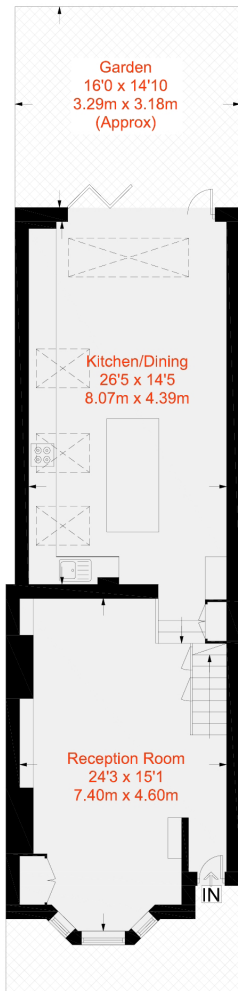












Ground Floor  
742 sq ft / 68.9 sq m

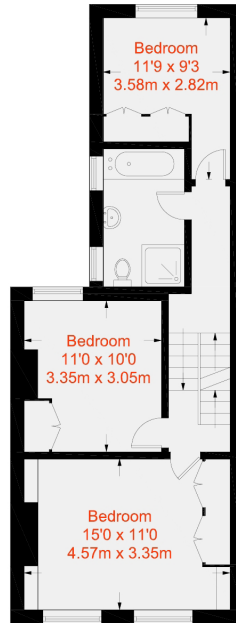
Approximate Gross Internal Area = 1578 sq ft / 146.6 sq m

(Excluding Reduce Headroom / Eaves Storage)

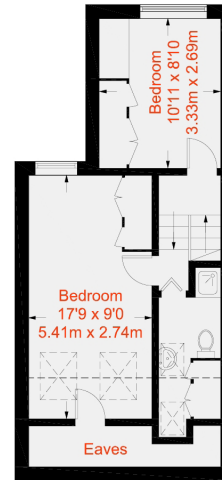
Reduced Eaves Storage = 90 sq ft / 8.4 sq m

Total = 1668 sq ft / 155 sq m

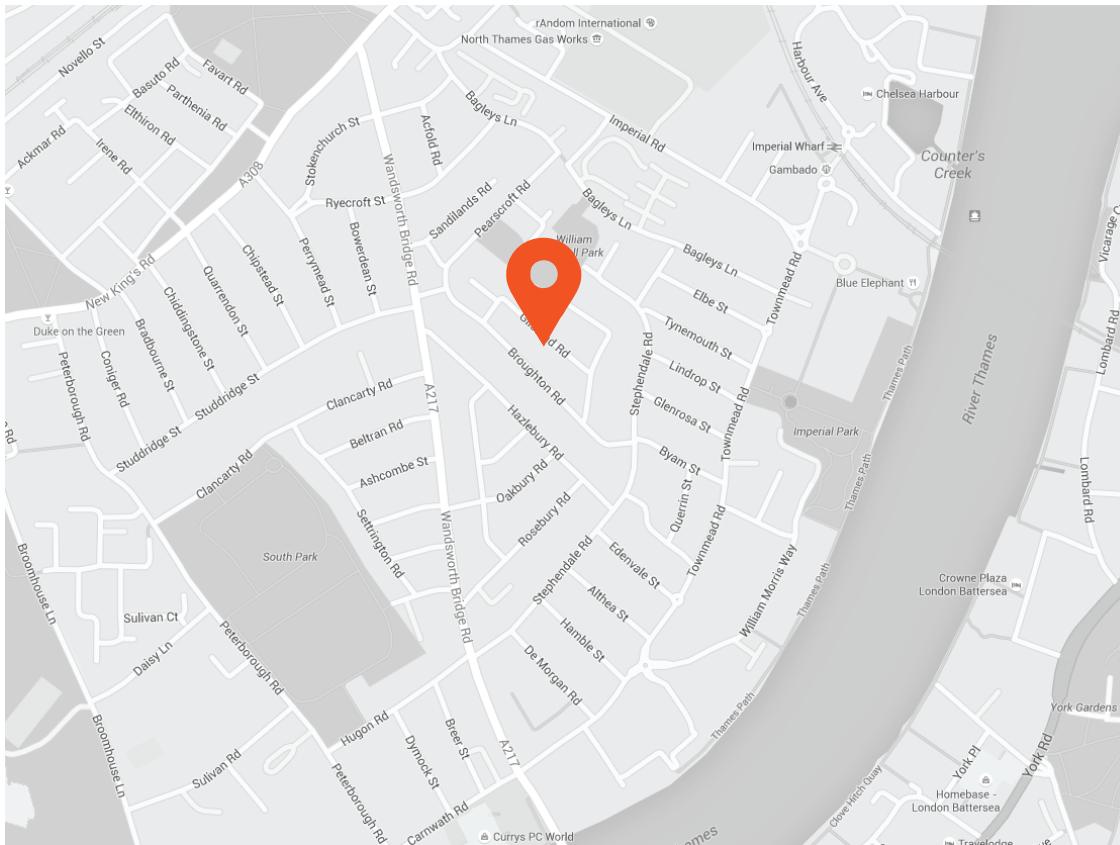
= Reduced Head Height



First Floor  
528 sq ft / 49 sq m



Second Floor  
398 sq ft / 37 sq m



### Transport Links

- Imperial Wharf (0.6 miles)
- Parsons Green (0.8 miles)
- Fulham Broadway (0.8 miles)

### Aspire Fulham South

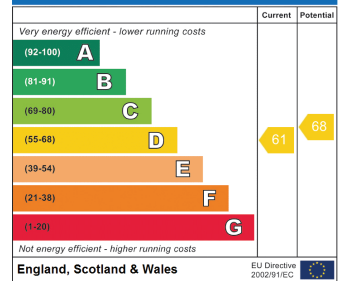
+44 (0) 20 7736 6110  
fulham@aspire.co.uk

### Aspire Fulham Central

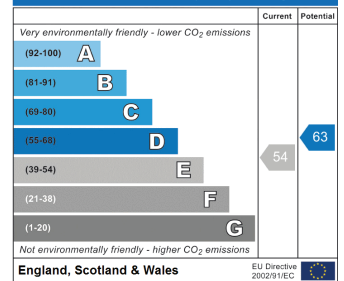
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Battersea ● Fulham South ● Fulham Central ● Balham ● Clapham South ● Clapham High Street ● Furzedown

### Energy Efficiency Rating



### Environmental Impact (CO<sub>2</sub>) Rating



This recyclable brochure has been produced in good faith to give a general guide. We have not undertaken a structural survey, nor have we tested the services or appliances. All measurements are approximate and the lease details where applicable must be confirmed by the solicitor. Brochure prepared by Colourbrush.

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