





A truly exceptional five bedroom terraced house that has been completely remodelled and extended to over 2,000 sq ft, including a stunning basement filled with light and an incredible living space.

This home has been kept in immaculate condition and provides a huge double reception room leading through to a large open plan kitchen, and on into the 29 ft garden through inviting bifold doors.

Downstairs, there is a cinema/fifth bedroom, ideal for a live-in nanny, relative or for home viewing.

Next door is a home office/reception room with an a-joining large utility room.

The living accommodation comprises of four bedrooms, one en-suite, with three additional bathrooms, all presented as new and very large in size. The loft room in particular is something very special. What is more, the house has been designed to offer superb storage throughout from basement to loft, perfect for the modern family.



For those in the know, Broughton Road is well placed for walking to Fulham Broadway or Parsons Green. There are some fantastic local schools nearby which include Thomas's, l'Ecole des Petits and l'Ecole Marie d'Orliac.

The Wandsworth Bridge Road is a short stroll away, and on it you will find numerous shops, some great bars, cafes and restaurants, a fantastic butchers and bakers and a Sainsburys local. Green spaces include South Park and Eel Brook Common and transport links include; Parsons Green and Fulham Broadway underground stations and Imperial Wharf overground station which are all within short walking distance. Thames waterfront restaurants are also very close by.

















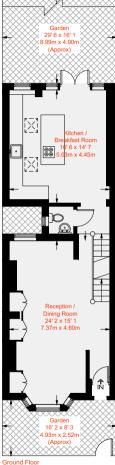












Approximate Gross Internal Area = 1933 sq ft / 179.6 sq m (Excluding Reduced Headroom / Eaves) Reduced Headroom / Eaves = 89 sq ft / 8.3 sq m Total = 2022 sq ft / 187.9 sq m





Lower Ground Floor 475 sq ft / 44.1 sq m

12' 7 x 10' 4 3.84m x 3.15m

Office 15' 1 x 10' 8 4.60m x 3.25m

Reception

Room

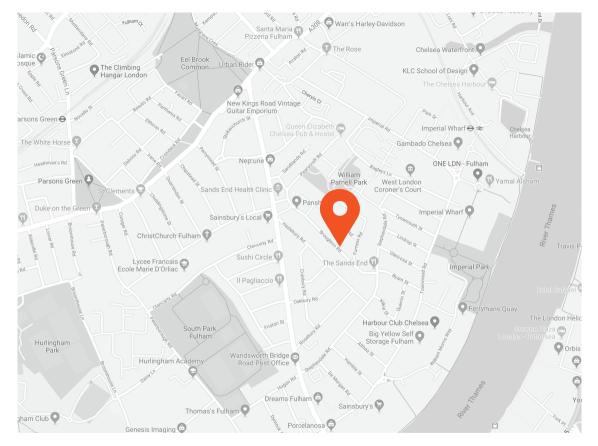
15' 1 x 12' 9

4.60m x 3.89m

Ground Floor 627 sq ft / 58.3 sq m

First Floor 525 sq ft / 48.8 sq m

Second Floor 395 sq ft / 36.7 sq m (Including Reduced Headroom / Eaves)



## **Transport Links**

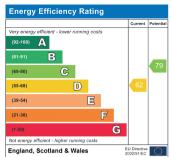
- Imperial Wharf (0.5 miles)
- Fulham Broadway (0.8 miles)
- Parsons Green (0.8 miles)

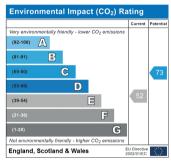
## Aspire Fulham South

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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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