



This well presented, two bedroom split level apartment is located in the heart of the ever popular Sands End area of Fulham, on Broughton Road.

This property has a large reception flooded with light from the large period windows to the front as well as velux windows above. The reception leads to the mezzanine floor, home to the kitchen/dining area, which in turn gives the reception room exceptionally high ceilings. This, along with the large sash windows, creates a bright and welcoming living space. There are two good sized double bedrooms, both with in-built storage and wood floors and the second bedroom has Velux windows overhead. There is a modern, fully tiled bathroom with bath tub and over bath shower.

The property is located on Broughton Road which is just around the corner from the popular Sands End pub and Wandsworth Bridge Road where you will discover many other local bars, shops and restaurants. Transport links are accessible via Fulham Broadway tube station or Imperial Wharf overground station and there are bus routes accessible via Wandsworth Bridge Road leading to Chelsea, Hammersmith and Clapham Junction. There is a river bus service that runs from Chelsea Harbour/ Imperial Wharf with frequent services to Blackfriars and Canary Wharf.



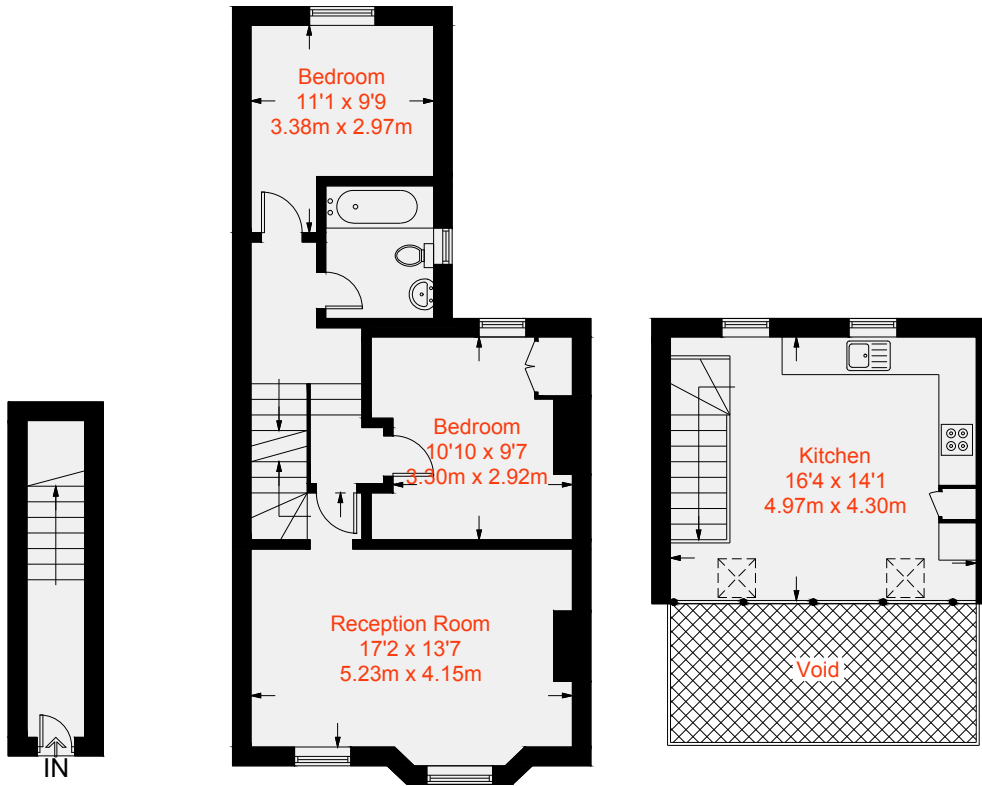






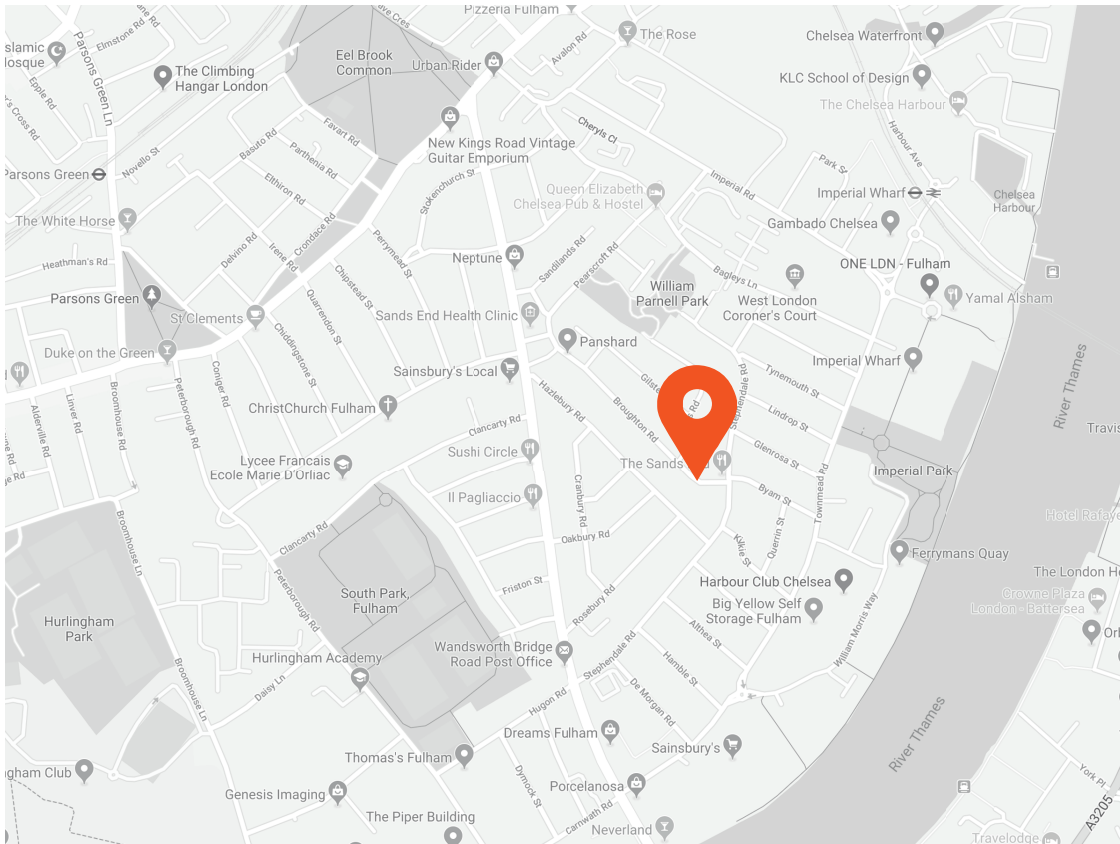


Approximate Gross Internal Area = 820 sq ft / 76.2 sq m



Ground Floor 45 sq ft / 4.2 sq m  
First Floor 545 sq ft / 50.6 sq m

Mezzanine 230 sq ft / 21.4 sq m

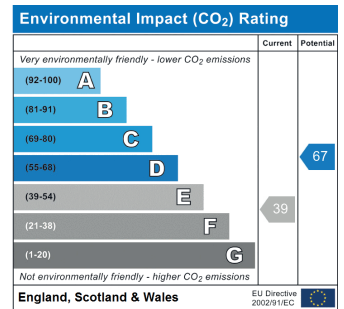
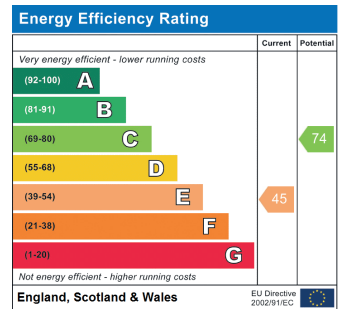


### Transport Links

- Imperial Wharf (0.7 miles)
- Fulham Broadway (0.9 miles)
- Wandsworth Town (0.9 miles)

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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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