



A well designed and welcoming three bedroom maisonette with a private landscaped garden situated in the ever popular Bury Triangle.

The first floor of the property is home to the bright reception room which has three large sash windows that flood the room with light. There is a good sized double bedroom on this floor that is currently being used as a dining room which makes the whole floor a great space for entertaining. To the rear of the property is the kitchen which has stylish fronts and integrated fittings. The kitchen also gives access to the spiral staircase which leads to the fenced private garden.

Stairs lead up to the second floor and the master bedroom which has large Velux windows and ample eaves storage. There is a further double bedroom to the rear with garden views and a shower room. There is a split-level which leads to the final bedroom and the full modern bathroom with chrome features.

The property is only a short walk to Imperial Wharf station which provides regular London Overground and South Western Rail services in and out of London and is also close to both Parsons Green and Fulham Broadway tube stations. Rosebury Road benefits from the shops, bars and restaurants of Wandsworth Bridge Road and also the nearby green spaces of South Park.



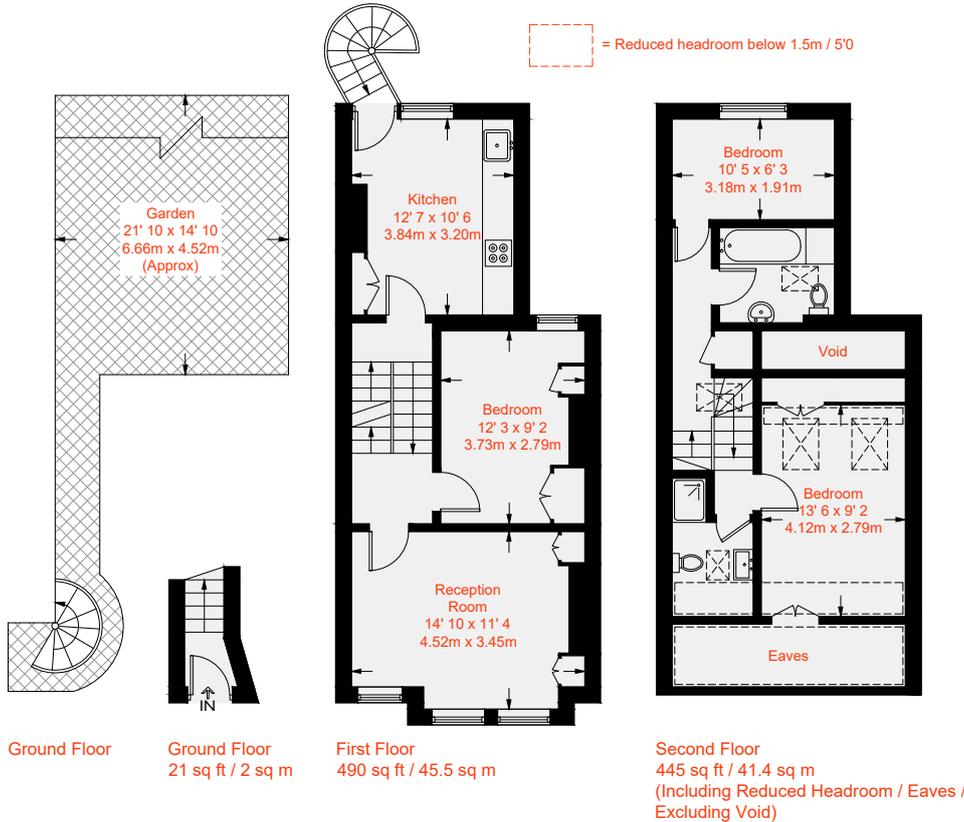


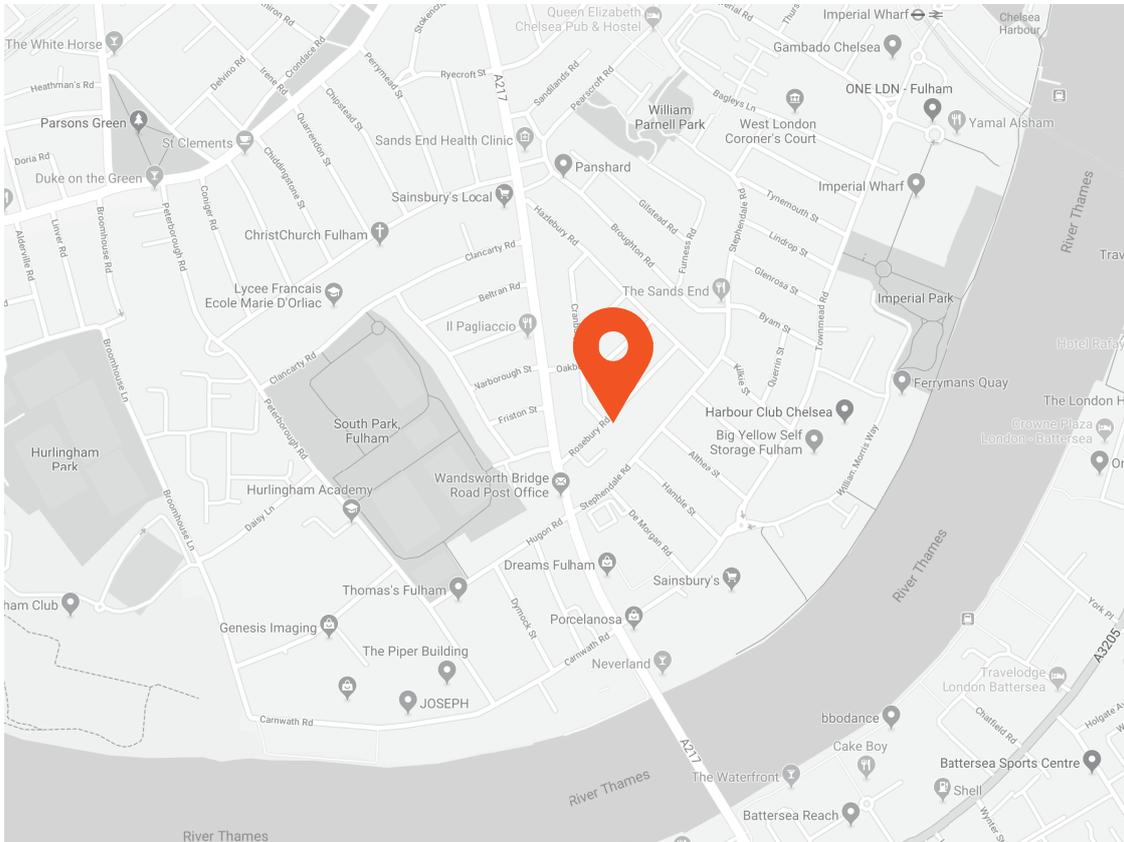






Approximate Gross Internal Area = 865 sq ft / 80.4 sq m  
 (Excluding Void / Reduced Headroom / Eaves)  
 Reduced Headroom / Eaves = 91 sq ft / 8.5 sq m  
 Total = 956 sq ft / 88.9 sq m





### Transport Links

- Imperial Wharf (0.6 miles)
- Wandsworth Town (0.8 miles)
- Fulham Broadway (0.9 miles)

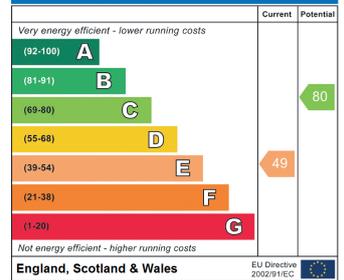
### Aspire Fulham South

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

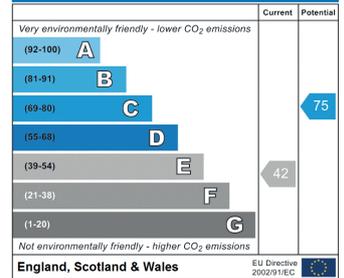
### Aspire Fulham Central

+44 (0) 20 7381 7381  
c.fulham@aspire.co.uk

### 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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