



 RAMPTON
BASELEY

Baskerville Road | SW18
Freehold



Description

Arguably one of the best unmodernised houses to come to the market in the Toast Rack for a number of years. This extremely beautiful Victorian villa has not been on the open market since the 1950's. The house retains a huge amount of its original features and offers the incoming purchaser an opportunity to create a family home that suits their own tastes and needs.

The gardens on Baskerville Road vary in length, this house boasts a particularly well-proportioned garden with the ability to have direct access onto Wandsworth Common.

The façade of the house is extremely attractive with its original detailed ironwork and lead canopy. The interior boasts a sense of grandeur with high ceilings and tall windows, much of the original intricate plaster work is still in place as well as period fireplaces in most of the principle rooms.

The house is currently unextended and measures just shy of 3,000 sq ft, of course, there is plenty of scope for extensions, on the ground floor to the rear of the original building, as well as the basement excavation (all subject to the usual consents). We estimate the house has the potential to measure in excess of 4,500 sq ft.



- Six double bedrooms
- Family bathroom
- Kitchen
- Dining room
- Two reception rooms
- Natural cellar
- Large garden
- Un-modernised

Baskerville has long been considered one of the most sought-after streets in SW18, forming part of the popular enclave, known locally as the Toast Rack. The houses on this road are coveted for their amazing views and direct access to Wandsworth Common, at the rear. The amenities of Bellevue Road and Northcote Road are within easy walking distance, the area is well known for its superb choice of schools, which are subject to catchment and entrance each year. Transport can be found at Wandsworth Common Overground with its fast access to London Bridge.



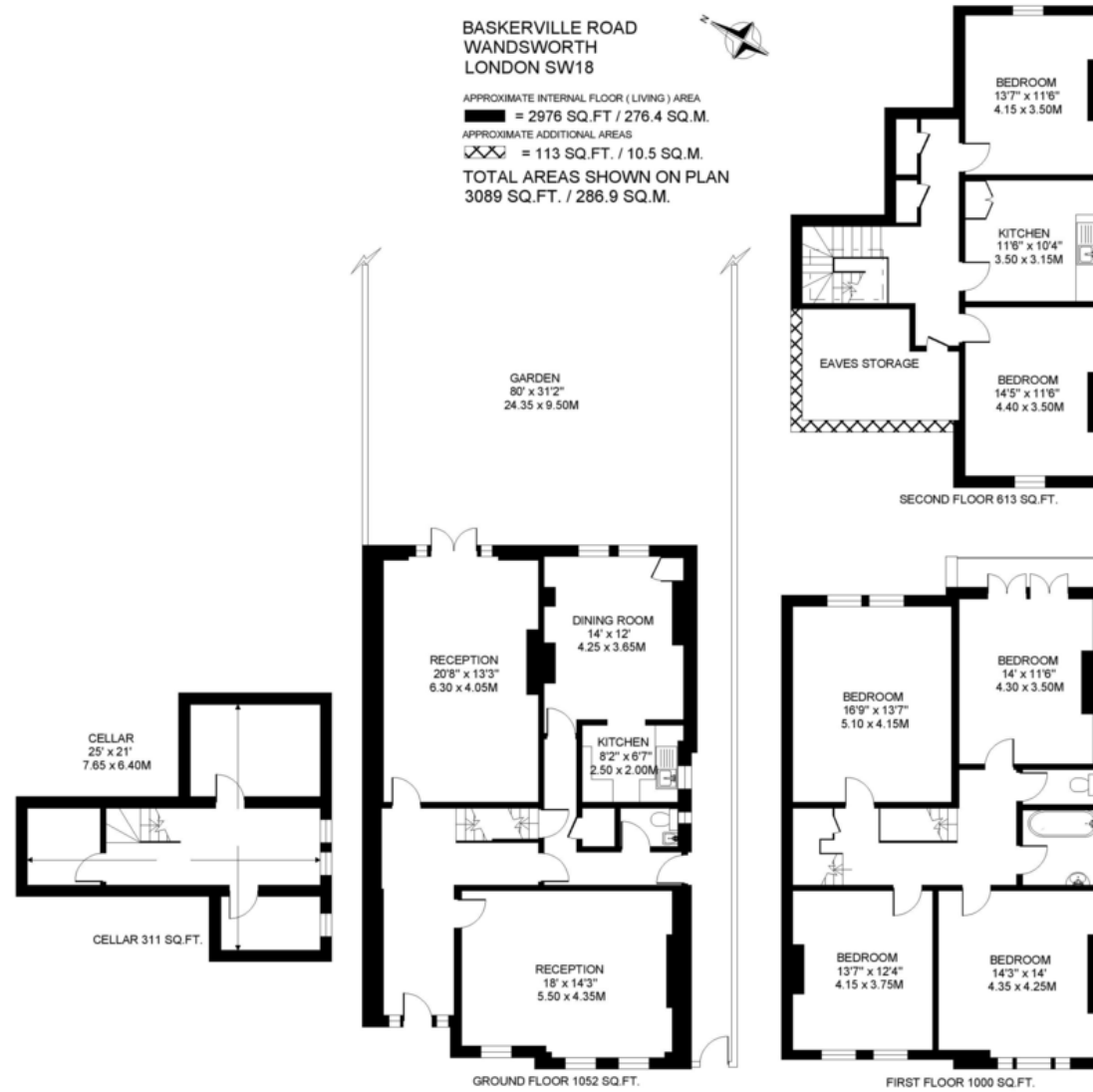


30 Bellevue Road, London, SW17 7EF,
 T 020 3846 0999
 E wandsworthsales@ramptonbaseley.com
 www.ramptonbaseley.com

**BASKERVILLE ROAD
 WANDSWORTH
 LONDON SW18**



APPROXIMATE INTERNAL FLOOR (LIVING) AREA
 ■■■■ = 2976 SQ.FT / 276.4 SQ.M.
 APPROXIMATE ADDITIONAL AREAS
 ☒☒☒ = 113 SQ.FT. / 10.5 SQ.M.
**TOTAL AREAS SHOWN ON PLAN
 3089 SQ.FT. / 286.9 SQ.M.**



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 This plan is computer-generated and not to be used as a guide only, and should not be relied upon as a statement of fact.
 All measurements and areas are approximate only and have been prepared by agreement with the vendor subject to the correct orders of the RICS Code of Measuring Practice.
 Where a room has a sloping ceiling, the height is marked 1. See heights and the measurements are shown on floor plans.

All statements contained in these particulars as to this property are made without responsibility on the part of Rampton Baseley Estate Agents

