

## Holroyd Road, Putney, SW15

A rare opportunity to buy a semi-detached Edwardian freehold house with a delightful west facing garden in a quiet and highly regarded residential road in prime West Putney. Of particular note are the period proportions and a wealth of original features, notably a beautiful stained glass window on the south elevation. The property offers enormous scope to extend both at the rear and into the loft (subject to the necessary consents). Holroyd Road is a short walk to Putney Mainline Station and the many amenities of Putney High Street. It is also very conveniently located for access to a number of excellent local schools.

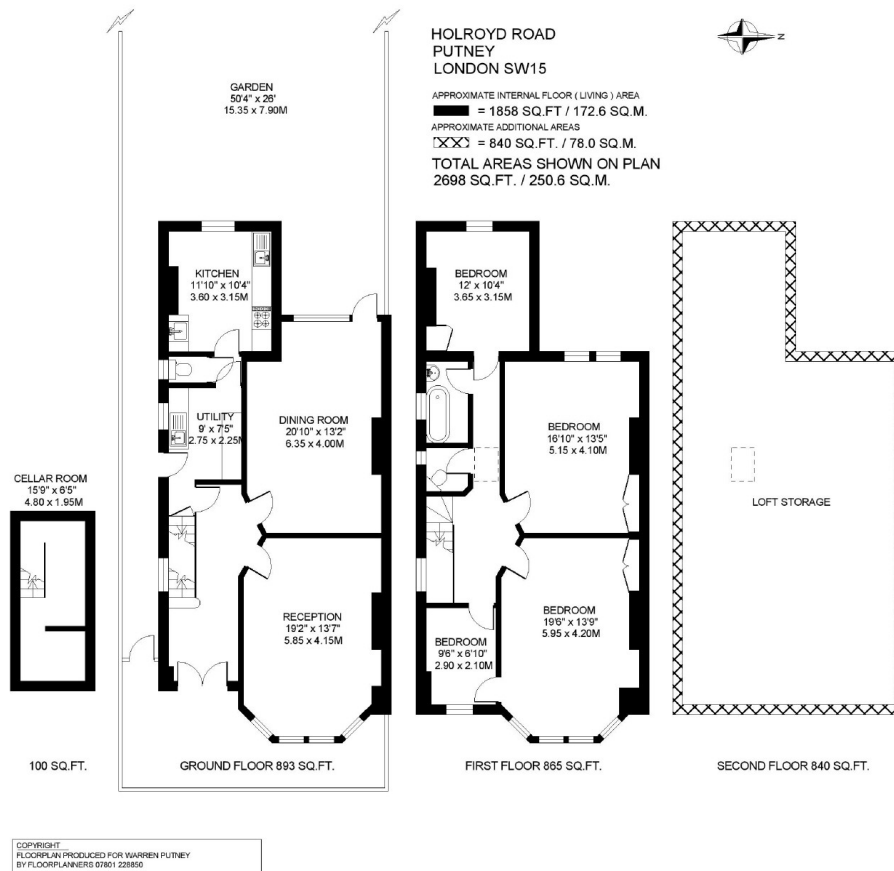


- SEMI-DETACHED
- EDWARDIAN
- FREEHOLD
- TOTAL SQ FT 2698 (INCL LOFT SPACE)
- 50 FT WEST FACING GARDEN
- WIDE ENTRANCE HALLWAY
- TWO LARGE RECEPTION ROOMS
- VERY RARE PERIOD FEATURES
- KITCHEN
- UTILITY ROOM
- CELLAR ROOM
- FOUR BEDROOMS
- BATHROOM
- W.C.
- HUGE LOFT (840 SQ FT)
- ENORMOUS POTENTIAL TO EXTEND AND RENOVATE (STNC)

GUIDE PRICE

# £1,895,000

Freehold  
Sole Agency



**DISCLAIMER**•These particulars are intended to give a fair and substantially correct overall description for the guidance of intending purchasers and do not constitute an offer or part of a contract. Prospective purchasers and/or lessees ought to seek their own professional advice.

•All descriptions, dimensions, areas, references to condition and necessary permissions for use and occupation and other details are given in good faith and are believed to be correct, but any intending purchasers should not rely on them as statements or representations of fact, but must satisfy themselves by inspection or otherwise as to the correctness of each of them.

•All measurements are approximate.