

# Chard

— ESTATE AGENTS —



**Harbord Street, SW6**

**£1,750,000**

A rare opportunity to acquire this attractive Victorian family home, situated within the highly coveted Alphabet Streets near Bishops Park. The property, which has been well maintained could now benefit from internal modernisation but offers plenty of scope to extend, subject to the necessary planning permission (STPP) and provides a perfect opportunity to create your dream home. The property also benefits from private off-street parking and a garage to the rear which, in our opinion, adds significant value to this already desirable home.



Upon entering, you are greeted by a spacious hall and an expansive double reception room, perfect for family living and entertaining guests. Moving down the hall you enter into a spacious dining room with a separate kitchen which has access to the private and enclosed rear garden. At the back of the garden there is gated access from Woodlawn Road to provide a parking space and garage which can also be remodelled and upgraded (STPP). Ascending to the first floor, the four bedrooms (three double) provide impressive wardrobe space, providing ample storage and with high ceilings, a generous number of windows and plenty of other charming period features, this property offers a light and airy feel.

Harbord Street is a popular tree-lined residential street, close to the green open spaces of Bishops Park and picturesque riverside walks. The shops, restaurants and amenities of Parsons Green are within easy reach whilst Putney Bridge and Hammersmith provide additional connectivity to London's vibrant city centre and beyond. The area also benefits from numerous bus routes with the nearest bus stop situated on Fulham Palace Road.

- Alphabet Street Period Home • Scope To Extend (STPP) • Generous Private Garden •
- Private Off Street Parking With Garage • Four Bedrooms • Desirable Location •





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**Ground Floor**

**First Floor**

Total area (approx.): 167.0 sq. m (1,797.5 sq. ft)  
Garage : 21.5 sq. m (231.4 sq. ft)

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Energy Rating: C. We aim to make our particulars both accurate and reliable. However they are not guaranteed; nor do they form part of an offer or contract. If you require clarification on any points then please contact us, especially if you're traveling some distance to view. Please note that appliances and heating systems have not been tested and therefore no warranties can be given as to their good working order.