



Killyon Road, SW8

£1,499,000

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- Victorian family house
- Five double bedrooms
- Generous double reception
- Kitchen/dining room
- Private garden
- Over 2,260 sq ft of living space





ABOUT THE PROPERTY

A substantial five bedroom Victorian family house offering over 2,260 sq ft of living space with potential to extend further (STPP), ideally located on a popular residential street just moments from Clapham Old Town and Clapham Common.

This elegant Victorian home is arranged over three floors plus a cellar and retains a wealth of period character, while offering excellent scope for further extension (subject to planning). The ground floor features a spacious double reception room with high ceilings, original fireplaces, and sash windows, leading through to a large and bright kitchen/dining room with direct access to a 41 ft west-facing garden, perfect for family life and entertaining. A convenient guest WC completes this level.

Upstairs, the home offers five generously sized double bedrooms and two well-appointed bathrooms, including a modern en suite shower room serving the loft bedroom.

Ideally situated on Killyon Road, a quiet and popular residential street, the house is just a short walk from the independent shops, cafés, and restaurants of Clapham Old Town, as well as the open green spaces of Clapham Common.





Total area (approx.): 211.7 sq. m (2,278.5 sq. ft)
(Including Basement / Excluding Crawl Space)

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