



## Roedean Crescent, SW15

£3,950,000

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- Detached
- Significant potential to extend
- Private Driveway
- Five Bedrooms
- South-West Facing Garden
- Garage









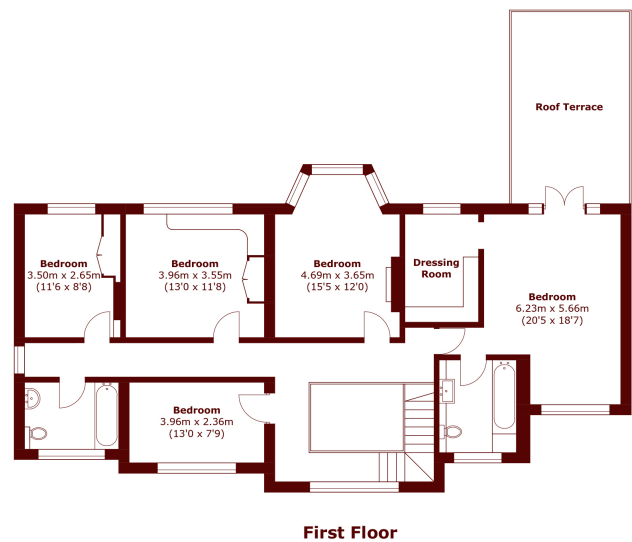
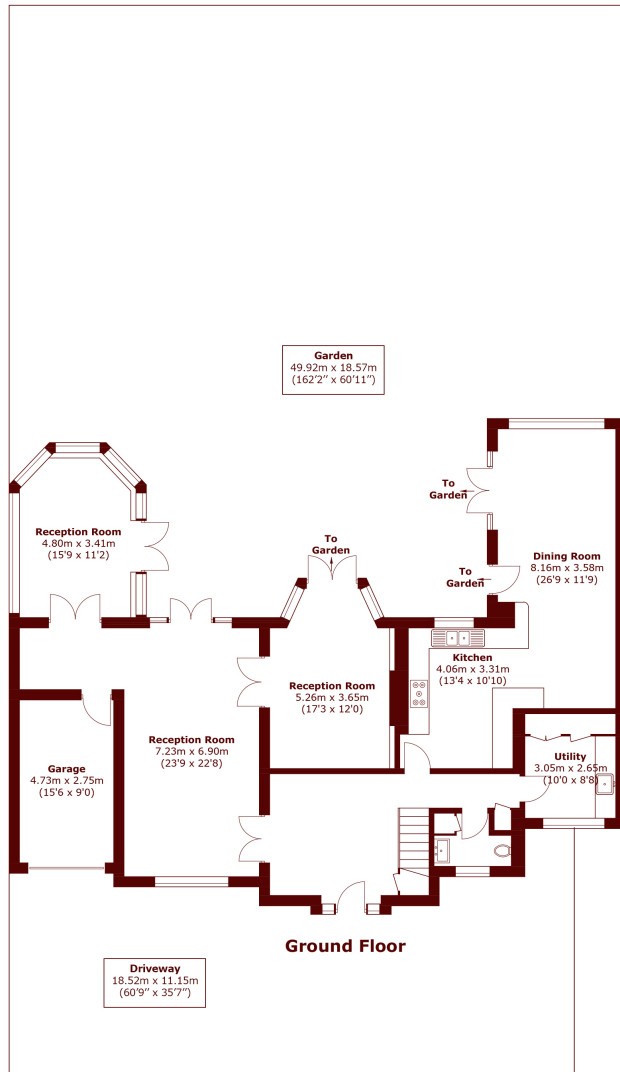
## ABOUT THE PROPERTY

This exceptional detached home sits on an exclusive road near the Roehampton Gate of Richmond Park. A gated carriage driveway offers ample private parking and garage access. Inside, a grand entrance hall with high ceilings leads to four bright reception rooms, ideal for family living and entertaining. The stylish eat-in kitchen features quality appliances, and most rooms overlook a stunning, private 162 ft south-west facing garden. Additional features include a conservatory, utility room, and guest cloakroom.

The first floor offers five double bedrooms and two bathrooms, including a spacious master suite with en suite, dressing room, and large roof terrace overlooking the garden. The property is in excellent condition but has potential for significant expansion, with approved planning permission to rebuild a 6,500 sq ft home.

Roedean Crescent is a prestigious address near Richmond Park, with easy access to Central London via Barnes station, the M3, and A3. Top schools like Ibstock Place, St Paul's, Kings College Wimbledon, and Putney High are close by. The area also offers excellent leisure options, including the Bank of England Sports Club, National Tennis Centre, and Roehampton Club.





Total area (approx.): 280.7 sq. m (3,021.4 sq. ft)  
(Excluding Void)  
Roof Terrace area : 19.3 sq. m (207.7 sq. ft)

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