



Beauchamp Road, Wandsworth SW11



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The house has a handsome frontage and opens into a bright hallway. The double reception room to the front is separated by large wooden doors, the bay window making the space lovely and light, with intricate ceiling plasterwork, marble fireplace surrounds and wood flooring. This flows through into the kitchen/diner with terrazzo flooring and floor-to-ceiling glass doors out to the garden. The storage along one side combines practical storage into a stylish display feature. The kitchen is well-equipped, with island workspace, integrated appliances and ample cupboards.



**Guide price:** £2,000,000

**Tenure:** Available freehold

**Local authority:** London Borough of Wandsworth

**Council tax band:** G



The south-east facing garden is beautifully landscaped, with the variety of mature planting creating a sense of privacy and tranquillity. There is also access from the ground floor to a useful cellar with storage space and plumbing for utilities.

On the first floor, the main bedroom to the front spans the entire width of the house and showcases beautiful cornice detail. There is a walk-through dressing room with floor-to-ceiling cupboards into a large bathroom with walk-in shower, and useful integrated storage. There is a further double bedroom on this floor, currently used as a cosy cinema room with built-in projector, as well as a family bathroom.

On the second floor are three generous double bedrooms with an additional shower room. The house is completed by the top floor, with a fabulous roof terrace to the rear overlooking a magnificent view of the chimney-tops. There is a separate shower room as well as access to enormous eaves storage. The double bedroom on this floor has a charming Juliet balcony with the same fantastic view to the rear.

This home is perfect for family living, with amenities on the doorstep, copious amounts of storage and finished to the height of elegance.







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**Approximate Internal Floor Area**  
**2,403 sq ft / 223.2 sq m**

This plan is for guidance only and must not be relied upon as a statement of fact. Attention is drawn to the important notice on the last page of the text of the Particulars.



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Particulars dated 26/03/2024. Photographs and videos dated 13/03/2024.

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