

# Musgrave

Guide Price £2,000,000



# Musgrave Crescent

£2,000,000

Freehold

3 BED

House - Terraced

0000

SQ FT

0000

SQ M

An outstanding and extended London family home in an excellent location, with direct views across Eel Brook Common. Situated on Musgrave Crescent this Victorian house directly overlooks the park itself and lies in a prime location at the very heart of Fulham. Accommodation is spread across four floors and extends to almost 1,900 sq ft (175 Sq m). The property has an impressive entertaining space across the raised ground floor with a very bright double reception room overlooking the park and there is also an additional room, currently used as wardrobe / boot room. It can be converted back into either a bedroom or study. On the lower ground floor there is a superb open plan kitchen dining room, as well as an additional reception or family room. Bi folding doors provide direct access to a private rear garden. On the floors above there are three double bedrooms and two modern bathrooms.

Musgrave Crescent is located only a short walk from Fulham Broadway and Parsons Green, in the coveted 'Moore Park Estate'. This property is in a prime spot within close proximity to Chelsea and the famous Kings Road. The area is not only one of the most desirable but also one of the most convenient being located very close to Fulham Broadway with its shops, independent cafes, restaurants (including a Whole Foods market) and underground station (District Line, Zone 2). The large open spaces of Eel Brook common are also moments away, as is Parsons Green with its plethora of boutique shops, independent cafes, restaurants, and underground station which is only a short stroll through the park. EPC rating – C

- 3 bedrooms
- 3 bathrooms
- Double reception
- Extended kitchen dining room
- Family room
- Private garden
- Dressing room / boot room
- Direct views onto the common
- Approx. 1,879 sq ft (175 sq m)
- Council Tax band - H

**JAMES SIMS**

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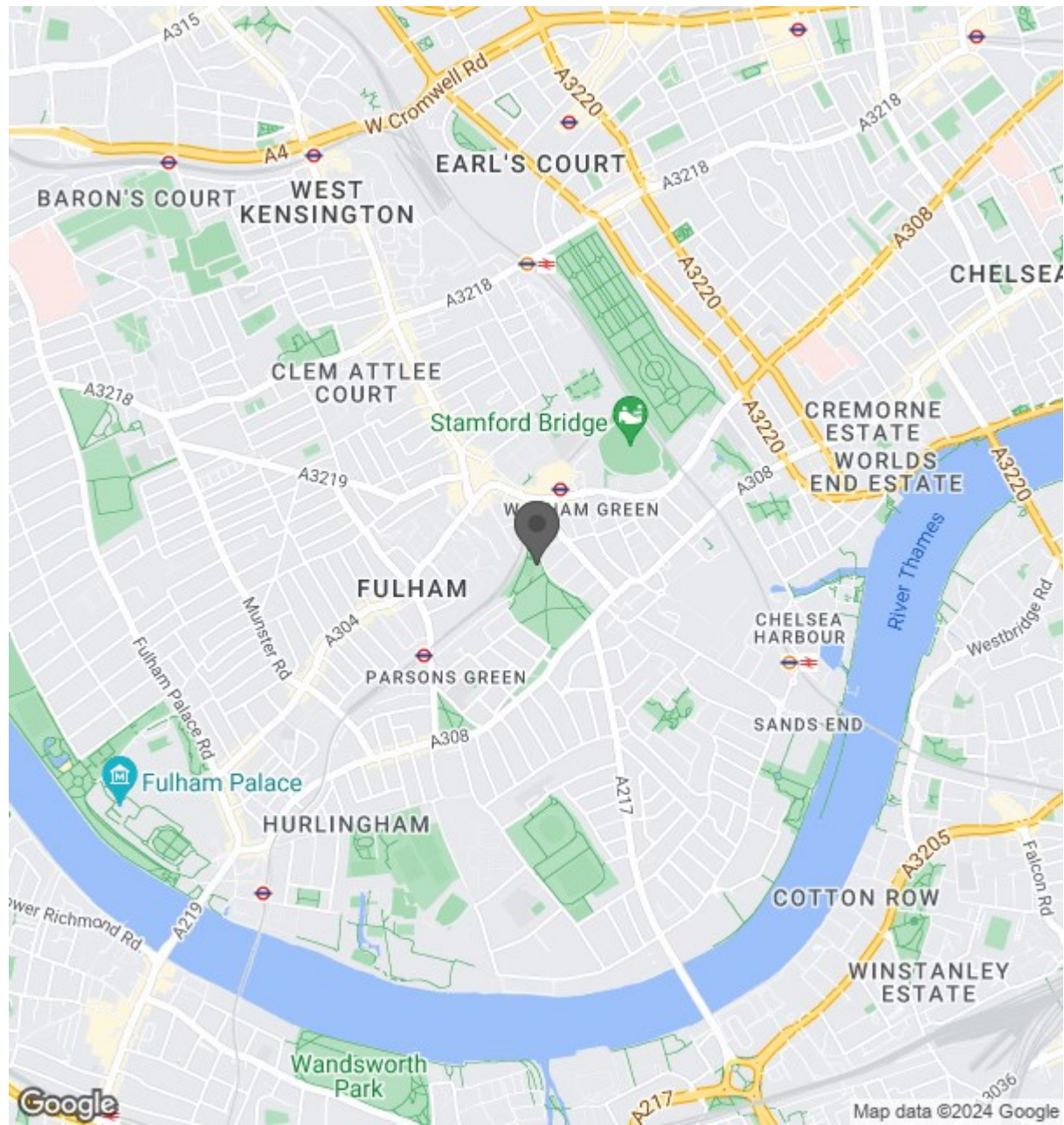
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# Location



### Musgrave Crescent, SW6

Approximate gross internal area  
**174.56 sq m / 1879 sq ft**  
 (Including Eaves Storage)  
**Eaves Storage**  
 4.37 sq m / 47 sq ft



Key :  
 CH - Ceiling Height

