

Clancarty Road, Fulham SW6



Clancarty Road

Fulham SW6

A fabulous five bedroom corner plot house that has been finished to an exceptional standard with a south facing garden within walking distance of South Park, Fulham.

The accommodation consists of an impressive open plan ground floor with a double reception room with a fireplace and a kitchen/dining room with bi-folds doors to the private south facing garden. The kitchen has been fitted with an array of built in units, integrated appliances and a central island.



Guide price: £2,600,000

Tenure: Freehold

Local authority: Hammersmith & Fulham

Council tax band: G



The basement has been fully extended to an exceptional standard with incredible ceiling height, offering a reception room that is currently used as a gym, double bedroom with en suite, separate utility room, home office and guest WC. Ideal for guests or a live-in nanny.

The first floor provides two double bedrooms, both of which have en suites and the principal includes a walk-through dressing area. There are a further two bedrooms on the second floor and a main bathroom. In addition there is ample eaves storage.

Location

Clancarty Road is just to the south of the Peterborough Estate in Parsons Green, overlooking South Park. It is close to all of the facilities and amenities of Fulham and Parsons Green. The house has access to the underground stations at Parsons Green and Fulham Broadway (both District line) and there are several bus routes along the New Kings Road into central London.





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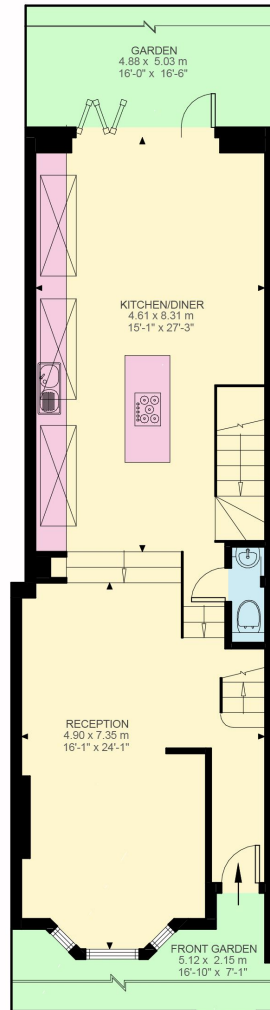
Approximate Gross Internal Area
255.21 sq m / 2747 sq ft (excluding eaves storage)

Inclusive Total Area
273.21 sq m / 2945 sq ft

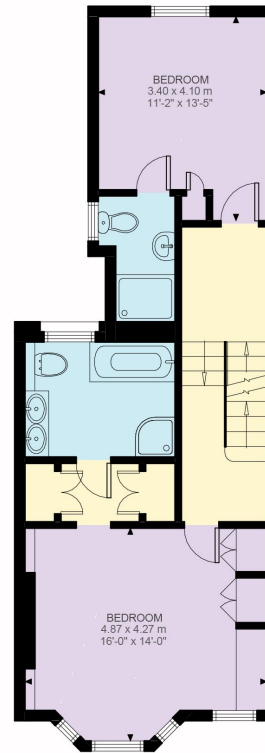
This plan is for guidance only and must not be relied upon as a statement of fact. Attention is drawn to the important notice on the last page of the text of the Particulars.



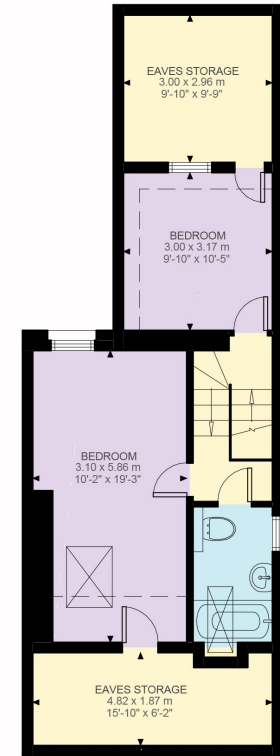
Lower Ground Floor
845 ft²



Ground Floor
853 ft²



First Floor
639 ft²



Second Floor
410 ft²

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We would be delighted to tell you more

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Fixtures and fittings: A list of the fitted carpets, curtains, light fittings and other items fixed to the property which are included in the sale (or may be available by separate negotiation) will be provided by the Seller's Solicitors.

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Particulars dated April 2024. Photographs and videos dated April 2024.

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