



## QUARRENDON STREET

Fulham SW6



## LION HOUSE SITUATED IN THE PETERBOROUGH ESTATE.

An exceptional Lion House presented to the highest standard throughout, located on the highly sought-after Quarrendon Street in the prestigious Peterborough Estate.

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Local Authority: Hammersmith and Fulham

Council Tax band: H

Tenure: Freehold

Guide price: £4,950,000



## HIGH SPECIFICATION THROUGHOUT

This impressive home has been meticulously designed with family living and entertaining in mind, offering an abundance of space and luxury features.

The lower ground level provides versatile living space, including a substantial family/media room, ideal for casual entertaining with full-height doors leading directly to the garden.

This level also accommodates a double bedroom with en suite bathroom, perfect for guests or a live-in nanny, as well as a separate utility room.





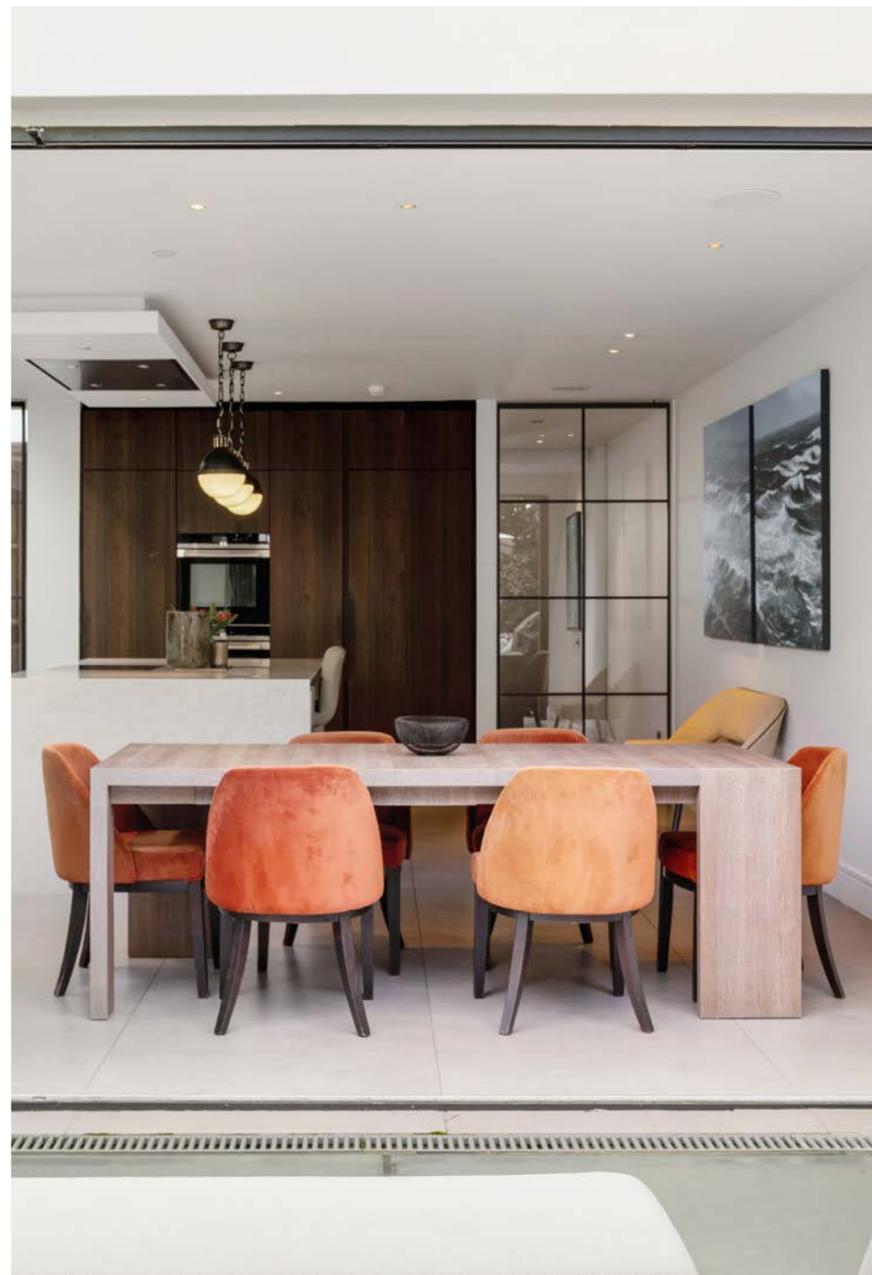
## BI-FOLD DOORS LEADING TO LANDSCAPED GARDEN

The ground floor features a spacious double reception room complete with a feature fireplace, and bespoke bar area providing the perfect setting for relaxation or entertaining guests.

The heart of the home is the magnificent open-plan kitchen/dining room, with contemporary fittings, a central island, and integrated appliances. There are a number of skylight windows that flood the space with natural light.

Bi-fold doors lead out to a beautifully landscaped garden, with a modern fire feature offering a stunning focal point for evening gatherings.

Additional conveniences include a boot room and a guest WC.





## PRINCIPAL SUITE WITH DRESSING ROOM

The first and second floors comprise five double bedrooms.

Two of these bedrooms benefit from en suite bathrooms, while the principal suite includes a luxurious walk-through dressing room. The remaining rooms are serviced by a well-appointed family bathroom.

Additional storage space is available in the ample eaves, offering a practical solution for keeping the home organised.





## LOCATION AND TRANSPORT LINKS

Quarrendon Street is situated in a sought-after area of Parsons Green with residents enjoying access to an array of green spaces including Parsons Green itself, Eel Brook Common, and local parks such as South Park and Hurlingham Park.

There are several excellent schools in the area such as Thomas' Fulham, Parsons Green Prep, Fulham Prep and Lady Margaret School, along with bilingual offerings of L'Ecole Marie D'Orliac and the Fulham Bilingual School. Nurseries in the area include Pippa Pop-Ins and L'Ecole des Petits.

For transport links, Parsons Green underground station (District Line) 0.3 miles away. The area has several bus connections to Chelsea, central London, Putney, and Hammersmith, providing travel throughout the city.





Inclusive Total Area = 351.16 sq m / 3780 sq ft  
 (Including Eaves Storage)  
 Eaves Storage = 9.15 sq m / 98 sq ft

This plan is for layout guidance only. Not drawn to scale unless stated. Windows and door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them. (ID767266)

We would be delighted  
to tell you more.

**Arabella Howard-Evans**

020 7751 2402

arabella.howardevans@knightfrank.com

**Knight Frank Fulham**

203 New Kings Road

Fulham SW6 4SR

[knightfrank.co.uk](https://www.knightfrank.co.uk)

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