



## BARCLAY ROAD




Fulham, SW6





## A BEAUTIFUL FIVE BEDROOM FREEHOLD HOUSE

An incredible five bedroom house with a fabulous 33 ft garden and studio situated on this pretty tree-lined street by Eel Brook Common on the border of Chelsea.

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Local Authority: Hammersmith and Fulham

Council Tax band: H

Tenure: Freehold

Guide Price: £3,250,000



## FLOODED WITH NATURAL LIGHT

The accommodation consists of a double reception room with two fireplaces, bespoke joinery, an adjoining home office and a guest WC. The lower ground provides an impressive open plan kitchen/dining room with doors leading to the substantial garden and studio that is ideal for working from home. In addition there is a separate sitting room, a utility room and a second front door. There are five bedrooms on the first and second floor with a sizeable en-suite to the main bedroom and a Jack and Jill shower room on the top floor. Barclay Road is a sought-after street situated just off Eel Brook Common. It is well-located for a splendid array of local amenities with trendy restaurants such as the Michelin starred Harwood Arms, bars, a cinema complex, shops and boutiques and a choice of top grade supermarkets such as Waitrose and the awaited Marks and Spencer. Fulham Broadway is the closest underground station (District Line), with convenient bus routes providing access to and from the West End.







Barclay Road, SW6  
 Approximate Gross Internal Area = 252.94 sq m / 2723 sq ft  
 Approximate Gross Internal Area Including Outbuilding = 268 sq m 2885 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.

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