



PERRYMEAD STREET

London SW6



FABULOUS LION HOUSE WITHIN THE PETERBOROUGH ESTATE

A fabulous Lion House set within the prestigious Peterborough Estate, this beautifully presented family home features a generous 33 ft south-west facing garden and a self-contained lower ground floor.

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Local Authority: London Borough of Hammersmith and Fulham
Council Tax band: H
Tenure: Freehold

Asking price: £3,675,000



STUNNING OPEN-PLAN KITCHEN/DINING/FAMILY ROOM

The ground floor features an elegant double reception room with high ceilings and a feature fireplace, providing a welcoming formal living area.

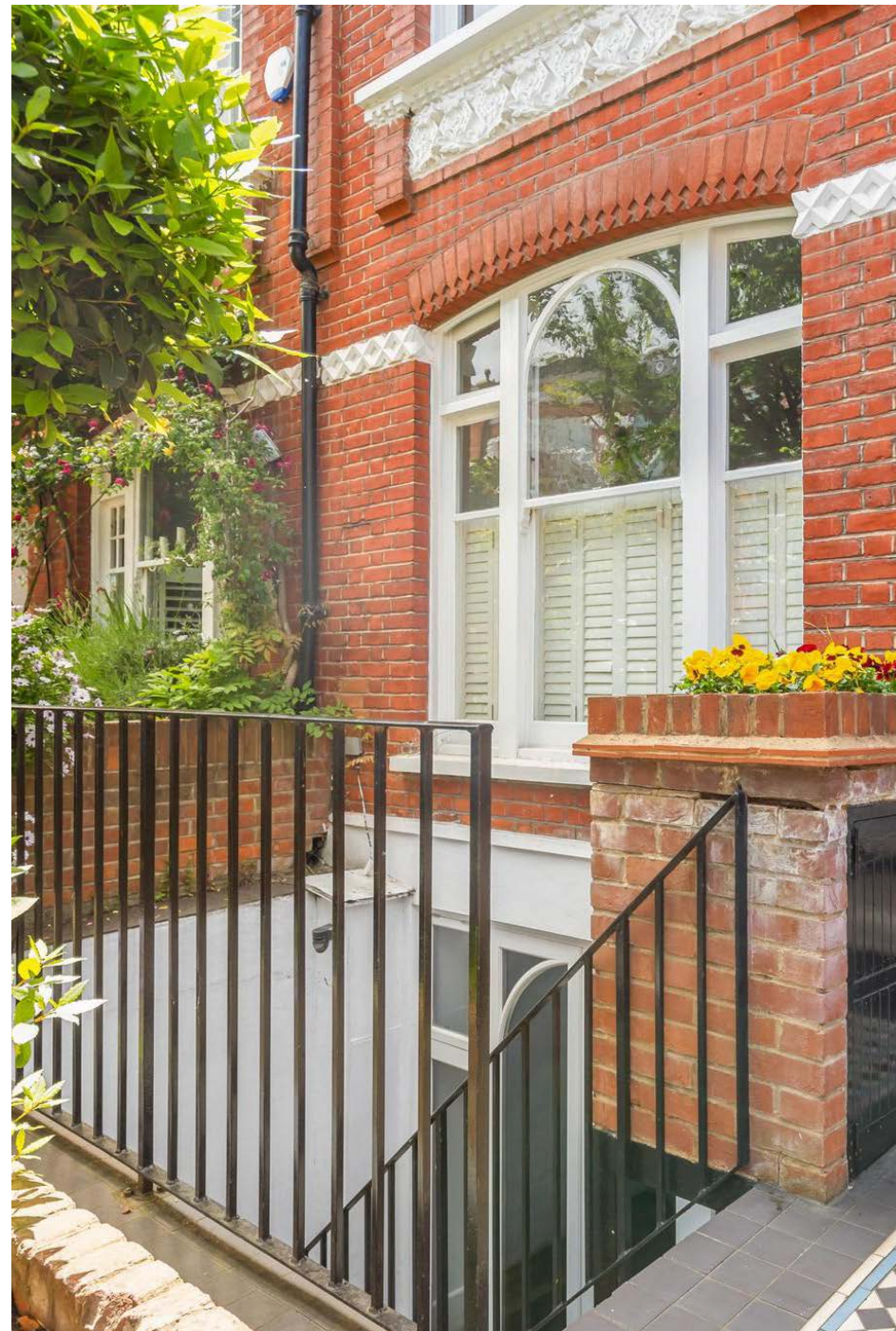
To the rear, a stunning open-plan kitchen/dining/family room is bathed in natural light from overhead skylights and full-width bi-fold doors, which open seamlessly onto the sunny garden — perfect for entertaining or relaxed day-to-day living. A guest WC completes this level.





VERSATILE SELF-CONTAINED LOWER GROUND FLOOR

The versatile lower ground floor provides exceptional additional living space, currently arranged as a substantial media/playroom, a double bedroom, bathroom, and a separate utility room. With its own private entrance, this level functions brilliantly as a self-contained guest suite or accommodation for a live-in nanny or au pair.





SPACIOUS PRINCIPAL SUITE

Upstairs, the first floor is home to the spacious principal suite, featuring en suite with double sinks, a freestanding bath, and a walk-in shower. To the rear is another generous double bedroom with its own en suite bathroom and access to a private balcony overlooking the garden. The top floor hosts two further double bedrooms, both served by a family bathroom — ideal for children, guests, or use as a study or home office.

PLEASE NOTE - we have not yet received confirmation from the client regarding certain information for this property. You should ensure you make your own enquiries regarding material information about this property.





LOCATION AND TRANSPORT LINKS

Perrymead 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.

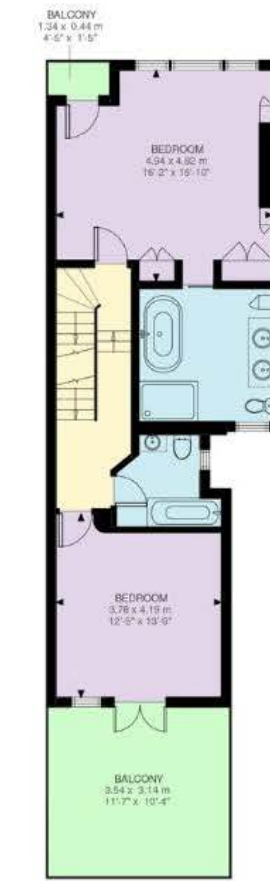
Families are drawn to the area for its exceptional educational options, including Thomas's Fulham, Fulham Prep, Parsons Green Prep, and Lady Margaret School, as well as the bilingual institutions of L'Ecole Marie D'Orliac and the Fulham Bilingual School. Excellent nursery options such as Pippa Pop-Ins and L'Ecole des Petits are also nearby.

For transport links, Parsons Green underground station (District Line) is just 0.3 miles away, with connections into central London and beyond. Numerous bus routes serve the area, providing additional links.





Approximate Gross Internal Area = 274.34 sq m / 2,953 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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