



Harbord Street  
Bishops Park, SW6

CHESTERTONS





A wonderfully unique & well-proportioned end of terrace maisonette, benefitting from extensive living accommodation across two floors and access to three varied outdoor spaces.

The maisonette measures over 1600 square feet of living space. Accessed from the ground floor via a dedicated front door, and lower hall, stairs bring you to the first-floor hall. The first floor boasts a substantial south facing kitchen/dining area to the rear, full-width bay-fronted reception, modern shower room and large second double bedroom.

The second floor offers the generous main bedroom, with en-suite 'wet room' with shower and bath. It also boasts access to a large south facing private roof terrace.

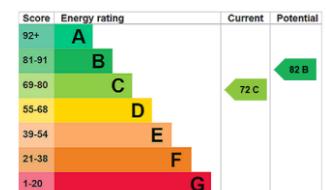
The property has extensive built-in cupboards and two floored loft areas. It is equipped with solar panels and a battery to reduce electricity bills.

Outside, there is a side gate leading to a patio area and a further private rear garden, containing a good size garden studio, currently used as a study with Wi-Fi connection, power and heating. These areas are also reached by stairs down from the kitchen. There is an additional side bike shed with front and rear access.

Harbord Street is in the middle of the sought after 'Alphabet Streets' residential area, benefiting from easy access to Bishops Park, to the Fulham Palace with its cafe, gardens and lawns, and to walks along the River Thames. There are shops, bars, restaurants, gyms, and transport links locally and in nearby Parsons Green, Putney, and Hammersmith.

- Unique & large maisonette
- Rear kitchen/dining area, with direct access to rear garden
- Bay-fronted reception
- Two bedrooms, two bathrooms
- Private terrace & garden studio

**'Offers in Excess of' £1,200,000**



**Tenure:** Leasehold 939 years 11 months

**Service Charge:** £0 Ad hoc.

**Ground Rent:** £20

**Local Authority:** Hammersmith & Fulham

**Council Tax Band:** E

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# Harbord Street, SW6

Approximate gross internal area

149.25 sq m / 1606 sq ft

(Including Eaves Storage, Garden Studio & Bike Shed)

Eaves Storage : 9.42 sq m / 101 sq ft

Garden Studio : 9.52 sq m / 102 sq ft

Bike Shed : 4.50 sq m / 48 sq ft



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