



## Sullivan Road, SW6

£1,750,000

A beautifully presented, bright and spacious four double bedroom family home located on one of Fulham's premier Roads and ideally positioned for easy access to the many prestigious local schools including Thomas's and L'école Marie d'Orliac.

Sullivan Road is surrounded by many local amenities within this desirable location and is nestled between the green open spaces of both South Park and Hurlingham Park. It is a short stroll to Parsons Green Tube station and close to all of the bars, shops, cafés and restaurants of both the Wandsworth Bridge Road and Parsons Green.

### Features

- Potential To Extend (STPP)
- Double Garage
- Four Double Bedrooms
- Private Garden
- South Park
- Hurlingham Park



## Sullivan Road, SW6

The property has lapsed granted planning permission of an erection of a single storey side extension, following the demolition of the existing garage; and erection of a single storey rear extension to the side of the existing back addition, following the demolition of the existing single storey extension.

The ground floor offers an abundance of living space, the home has a large double reception room which is bright and spacious with excellent ceiling height. The period features remain with coving and original fire places. The hallway leads into a open plan kitchen / dining room flowing out to a large west facing garden. The house further benefits from an additional W.C. on this level.

The first floor compromises of two evenly sized double bedrooms, a well appointed family bathroom, utility space and an additional study room.

The top floor of the house offers two further bedrooms, one of which is an en suite.



# Sullivan Road, London, SW6



Total area (approx.) : 159.3 sq. m (1715 sq. ft)  
 Total garage area (approx.) : 22.2 sq. m (239 sq. ft)