



Margravine Gardens, W6  
£3,250,000

**Dexters**





## Margravine Gardens, W6

A unique opportunity to purchase a freehold detached cottage in excellent condition and offering 2,866 sq/ft of space with a substantial refurbished basement which can be integrated to the main house.

The property is located in the heart of Barons Court and has huge potential to extend into a 5,000 sq/ft home with current proposed plans from the current owners.

You enter the property and garden area through your own private gated driveway, you have a superb landscaped garden which wraps around the whole house. The property itself has four bedrooms and four bathrooms with a double heighten basement which can be used for many uses and has been let as an art studio in the past.

Situated just moments from Barons Court station and within a short walk to local shops, cafes and restaurants. There are fantastic walks to be had by the river which is also close by.

### Features

- Freehold Detached Cottage
- Four Bedrooms
- Four Bathrooms
- Potential To Extend Further
- Generous Sized Separate Basement













# Margravine Gardens, London, W6



Total area (approx.): 266.3 sq. m (2,866.4 sq. ft)  
(Including Basement)

## Dexters

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179-181 North End Road  
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Sales  
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