



JAMES  
ANDERSON

103 Madrid Road  
Barnes SW13  
£850,000





## 103 Madrid Road Barnes SW13

A beautifully presented, ground floor apartment with a private west-facing rear garden and off road parking. This spacious and light property (approx. 900 square feet) forms part of a period conversion with accommodation that is arranged to provide two double bedrooms, two stylish shower rooms (one en-suite), a modern kitchen with integrated appliances, and a large 23 foot reception/dining room that opens out to the garden. The private west-facing rear garden is a particular feature of the property and is a good size, mainly laid with artificial grass with a paved terrace, and off road parking under a car port at the rear that is accessed from Washington Road. Madrid Road is conveniently placed for the amenities of Barnes and Hammersmith. For the commuter Hammersmith's underground and overground network are also a short walk over the bridge. The schools in the area include The St Paul's School, The Harrodian School, The Swedish School, Ibstock Place School, St Osmunds' (RC) and Barnes Primary School to name a few. This lovely property is also available for sale with no onward chain.




































## Madrid Road

Approximate Gross Internal Area = 899 sq ft / 83.5 sq m  
(Including Reduced Headroom)

Reduced Headroom = 10 sq ft / 0.9 sq m



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 = Reduced headroom below 1.5m / 5'0"



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This plan is not to scale and must be used as layout guidance only. All measurements and areas are approximate and should not be relied upon to provide accurate information. This plan must not be relied upon when making property valuations, design considerations or any other such relevant decisions. We accept no responsibility or liability (whether in contract, tort or otherwise) in relation to any loss whatsoever arising from or in connection with any use of this plan or the adequacy, accuracy or completeness of it or any information within it.







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