JAMES ANDERSON











FOR SALE

£1,250,000

Muirdown Avenue, London, SW14

A beautifully presented three-bedroom family home with off street parking and exceptional living space in this popular 'Parkside' location.

At the heart of the home is a stunning extended kitchen/dining/living space, perfectly designed for modern family life and entertaining. Sliding doors access opens directly onto a raised decked terrace, seamlessly connecting the indoors with the spectacular landscaped garden beyond. Thoughtfully designed with both entertaining and al-fresco dining in mind, the outdoor space offers multiple seating areas, mature planting and an enviable sense of privacy.

Further benefits include two versatile reception rooms, a downstairs W/C, off-street parking and three well-proportioned bedrooms with excellent built in storage, all served by a luxurious family bathroom which is finished with elegant 'Fired Earth' marble tiling. To the rear of the garden sits an excellent detached garden office complete with power and heating, ideal for home working, gym space or studio use, alongside a shed and hugely practical rear access.

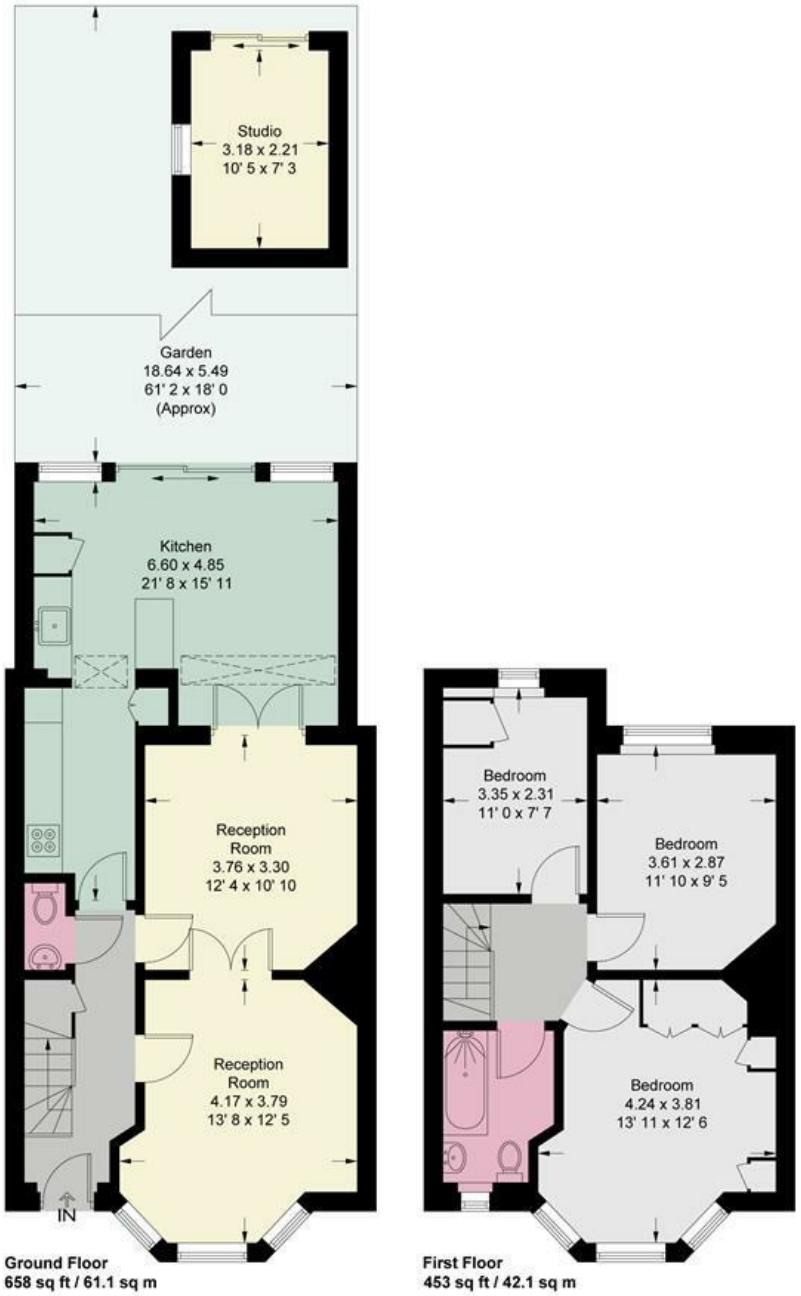
The property also presents exciting future potential, with previous permitted planning permission granted for a loft extension, [21/1195/PS192] allowing incoming purchasers the opportunity to further enhance and expand

- Three Bedrooms
- Luxury Bathroom & Downstairs W/C
- Through Reception Room
- Modern Kitchen
- Freehold | EPC Rating D | Council Tax Band F
- Just 0.4 Miles To Mortlake Station (ZONE 3)
- Close To Several Excellent State & Private Schools
- 'Parkside' Location
- Off Street Parking
- Potential To Extend Into The Loft (STPP)

Muirdown Avenue

Approximate Gross Internal Area = 1189 sq ft / 110.5 sq m
(Including Studio)
Studio = 78 sq ft / 7.3 sq m

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