



## ST. HILDAS ROAD, SW13

£1,100,000

Victorian period family home  
Three bedrooms  
Two bathrooms  
Double reception room  
Garden & roof terrace  
Hammersmith Bridge / Barnes

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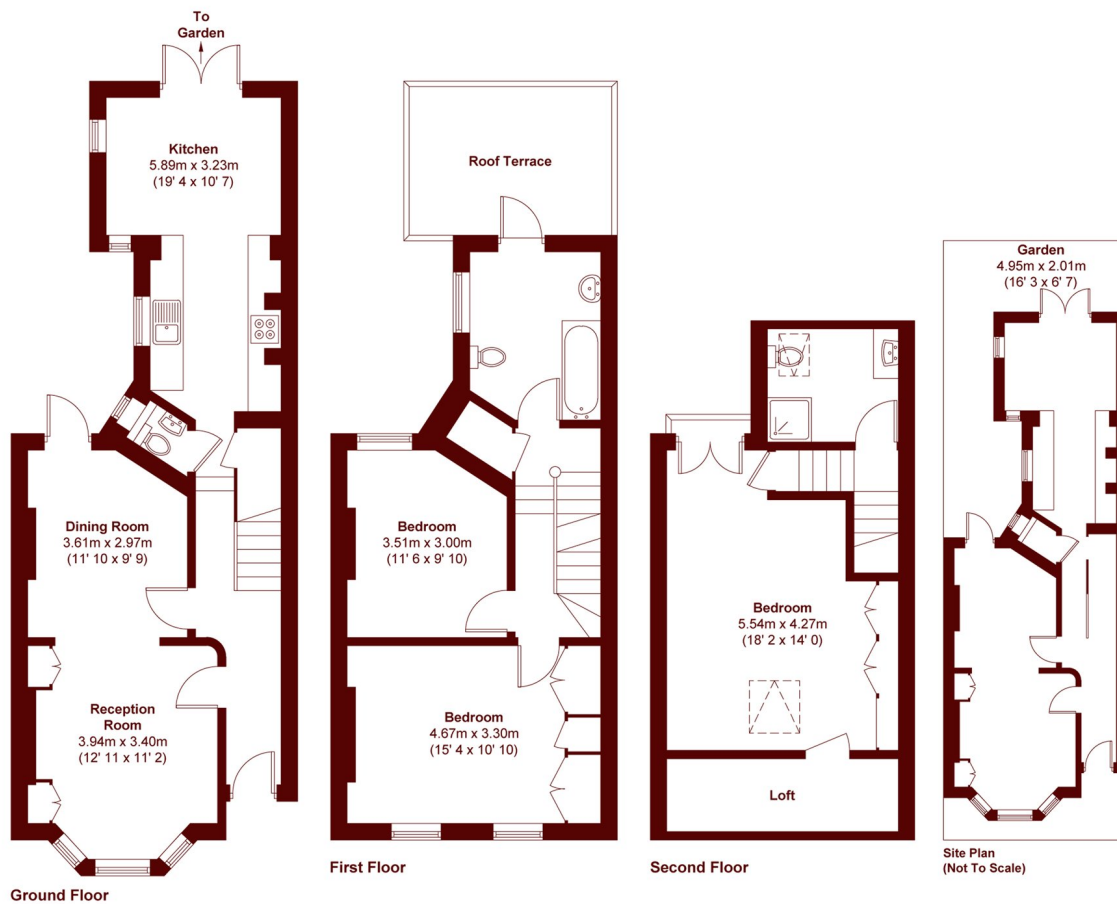


# ABOUT THE PROPERTY

Offer In Excess of £1,100,000. A fantastic opportunity to secure this three bedroom Victorian freehold family house located moments from Hammersmith Bridge. The property comprises a double reception room with a bay window and lovely views looking down Lillian Road. Off the entrance hallway is a W/C and coat cupboard which flows into a smart modern kitchen with dining room at the rear. French doors open onto a wrap around courtyard garden. Upstairs, the first floor boasts high ceilings and plenty of natural light, there are two double bedrooms, the main bedroom spans the full width of the house and benefits from built in wardrobes.



# STEP INSIDE ST. HILDAS ROAD



APPROX. GROSS INTERNAL FLOOR AREA = 1379 SQFT / 128.1 SQM  
 APPROX. GROSS EXTERNAL ROOF TERRACE AREA = 90 SQFT / 8.4 SQM  
 APPROX. GROSS EXTERNAL BALCONY AREA = 4 SQFT / 0.4 SQM

**Barnes & East Sheen**  
 020 8563 8333

Energy Rating: D We aim to make our particulars both accurate and reliable. However, they are not guaranteed; nor do they form part of an offer or contract. If you require clarification on any points then please contact us, especially if you're traveling some distance to view. Please note that appliances and heating systems have not been tested and therefore no warranties can be given as to their good working order

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