



# SHELGATE ROAD, SW11

£950,000

Three Double Bedrooms

Two Bathrooms

Victorian

Split Level

Share Of Freehold

Large Private Terrace

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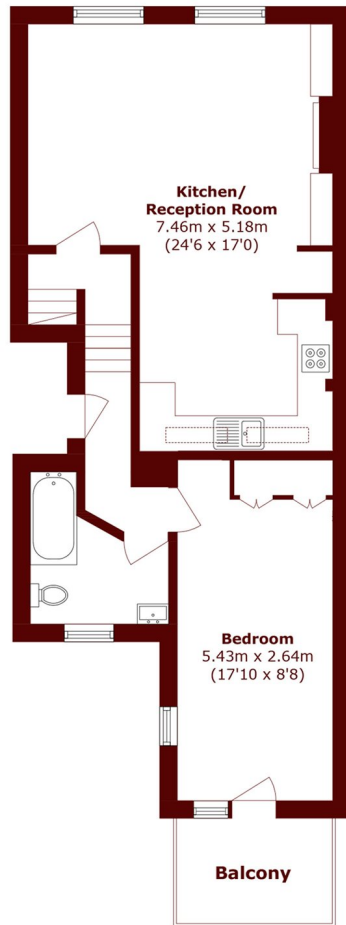
# ABOUT THE PROPERTY

This well presented three double bedroom two bathroom Victorian conversion flat has undergone extensive refurbishment throughout. Ideally located just a few steps away from Northcote Road, this exceptional home really stands out from the crowd, with tall ceilings, a generous open living space and an enviously large private south facing roof terrace.

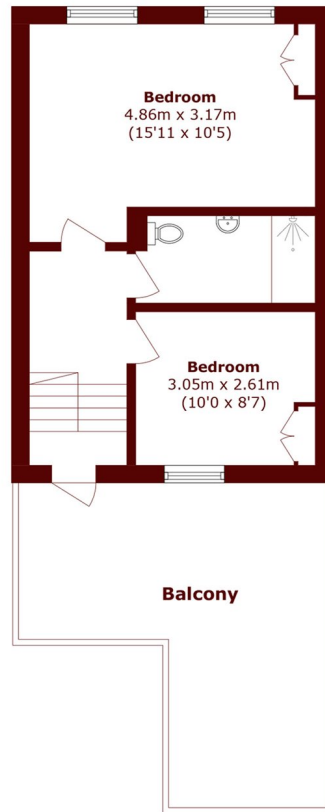
Shelgate Road is perfectly located to benefit from all of the local amenities of Northcote Road. There is a fantastic choice of local bars, cafés and restaurants at your doorstep, whilst Clapham Junction station is just a short walk away, providing easy access in and outside of London.



# STEP INSIDE SHELGATE ROAD



**First Floor**



**Second Floor**

Total (approx.): 94.6 sq. m (1018.2 sq. ft)

Balcony Total (approx.): 26.3 sq. m (283.0 sq. ft)

**Battersea**  
020 7326 9920

Energy Rating: E 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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