Knight Frank

WINFRITH ROAD

London SW18

Ninja

WINFRITH ROAD
LONDON SW18

A characterful five-bedroom family home in this popular Earlsfield location.

			EPC
5	3	2	D

Local Authority: London Borough of Wandsworth

Council Tax band: F

Tenure: Freehold

Guide Price: £1,595,000

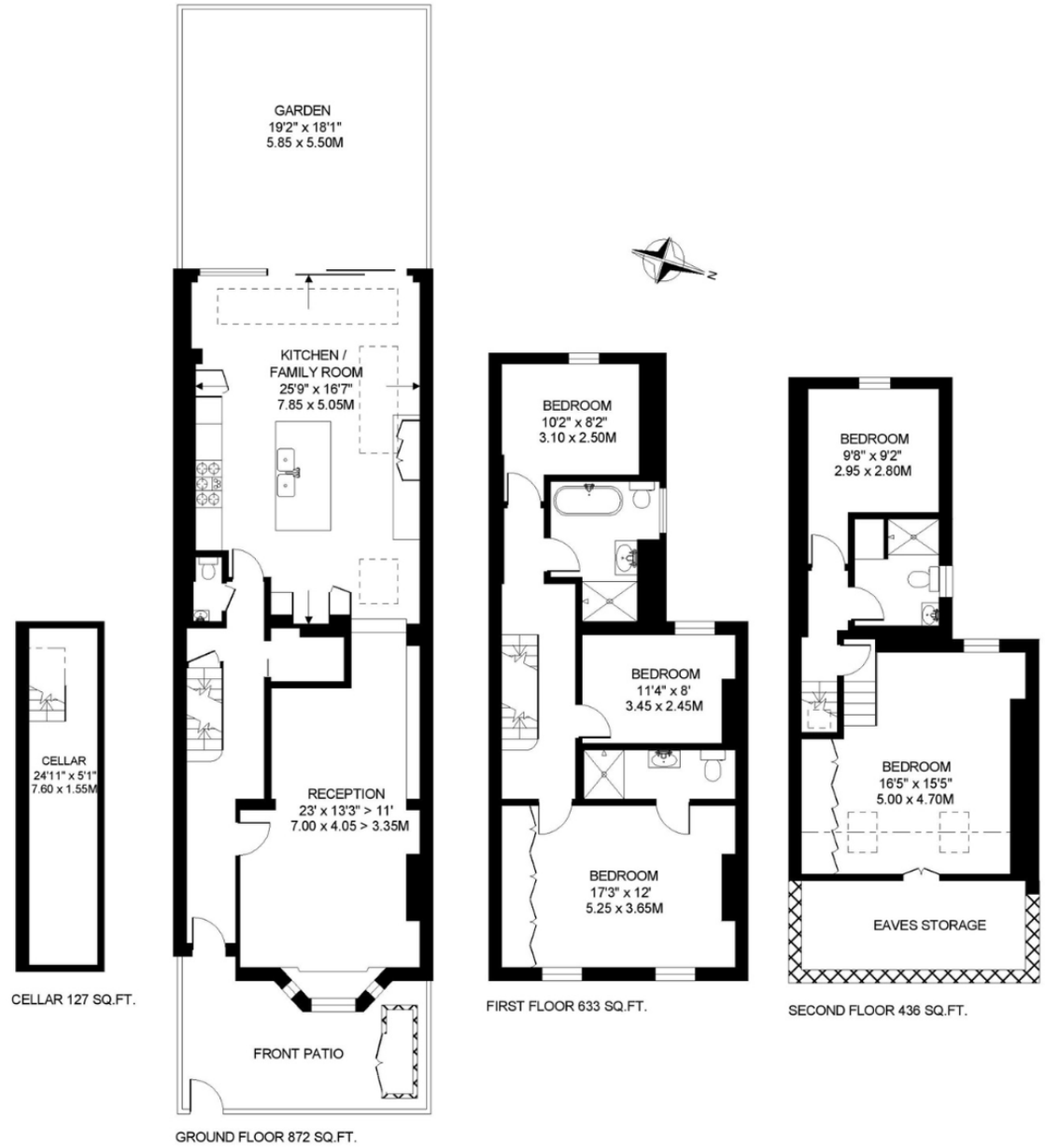
A BEAUTIFUL, FIVE-BEDROOM FAMILY HOME WITH A GARDEN

This beautifully upgraded five-bedroom, three-bathroom period family home is ideally located in the sought-after Earlsfield area, offering approximately 2,200 sq ft of bright accommodation over three floors.

The ground floor features a welcoming entrance hall, a bay-fronted reception room with period detailing, and an open-plan layout leading to a stunning kitchen/dining/family space. The kitchen includes shaker-style units, integrated appliances, a central island, and bi-fold doors opening onto the garden. A WC and cellar access complete this level.

Upstairs, the principal bedroom spans the front of the first floor with built-in storage and an en-suite. Two further bedrooms and a family bathroom are also on this floor. The top floor offers two additional bedrooms and a modern shower room. Outside, there is a generous west-facing garden with a patio, lawn, and mature planting—ideal for entertaining.

Emmy



(Including Basement / Loft Room)
Approximate Gross Internal Area = 192.1 sq m / 2,068 sq ft
Total Area Shown on Plan = 203.3 sq m / 2,189 sq ft

This plan is for layout guidance only. Not drawn to scale unless stated. Windows and door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them. (ID767266)

We would be delighted to tell you more.

Troy Budd
+44 2037613151
troy.budd@knightfrank.com

Knight Frank Wandsworth
26 Bellevue Road
London, SW17 7EB

knightfrank.co.uk

Your partners in property

1. Particulars: These particulars are not an offer or contract, nor part of one. You should not rely on statements given by Knight Frank in the particulars, by word of mouth or in writing ("information") as being factually accurate about the property, its condition or its value. Neither Knight Frank nor any joint agent has any authority to make any representations about the property, and accordingly any information given is entirely without responsibility on the part of Knight Frank. 2. Material Information: Please note that the material information is provided to Knight Frank by third parties and is provided here as a guide only. While Knight Frank has taken steps to verify this information, we advise you to confirm the details of any such material information prior to any offer being submitted. If we are informed of changes to this information by the seller or another third party, we will use reasonable endeavours to update this as soon as practical. 3. Photos, Videos etc: The photographs, property videos and virtual viewings etc. show only certain parts of the property as they appeared at the time they were taken. Areas, measurements and distances given are approximate only. 4. Regulations etc: Any reference to alterations to, or use of, any part of the property does not mean that any necessary planning, building regulations or other consent has been obtained. A buyer must find out by inspection or in other ways that these matters have been properly dealt with and that all information is correct. 5. Fixtures and fittings: A list of the fitted carpets, curtains, light fittings and other items fixed to the property which are included in the sale (or may be available by separate negotiation) will be provided by the Seller's Solicitors. 6. VAT: The VAT position relating to the property may change without notice. 7. To find out how we process Personal Data, please refer to our Group Privacy Statement and other notices at https://www.knightfrank.com/legals/privacy-statement.

Particulars dated May 2024. Photographs and videos dated May 2024. All information is correct at the time of going to print. Knight Frank is the trading name of Knight Frank LLP. Knight Frank LLP is a limited liability partnership registered in England and Wales with registered number OC305934. Our registered office is at 55 Baker Street, London W1U 8AN. We use the term 'partner' to refer to a member of Knight Frank LLP, or an employee or consultant. A list of members names of Knight Frank LLP may be inspected at our registered office. If you do not want us to contact you further about our services then please contact us by either calling 020 3544 0692, email to marketing.help@knightfrank.com or post to our UK Residential Marketing Manager at our registered office (above) providing your name and address.