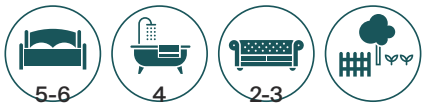




Britannia Road, Fulham **SW6**

Britannia Road, Fulham SW6

A five/six bedroom townhouse currently arranged as a house with a lower ground floor flat (under one title) situated in the popular Moore Park Estate bordering Chelsea, offering scope to extend. The ground floor comprises; reception room with built in joinery and a beautiful fireplace, a second reception room ideally suited for dining room and a kitchen that leads onto the fabulous 66 foot garden. The principle bedroom is located on the first floor with a walk through dressing area and an en suite. In addition there is a separate WC for guests. There are a further three bedrooms and bathroom on the top floor as well as ladder access to the sizeable roof terrace. The self contained lower ground floor consists of a kitchen, reception room, bedroom, two bathrooms and utility.



Guide price: £2,300,000

Tenure: Freehold

Local authority: Hammersmith and Fulham

Council tax band: House: G and Lower Ground Floor Flat: E





*The property benefits from planning permission to extend, please contact the agent for more information.

Location

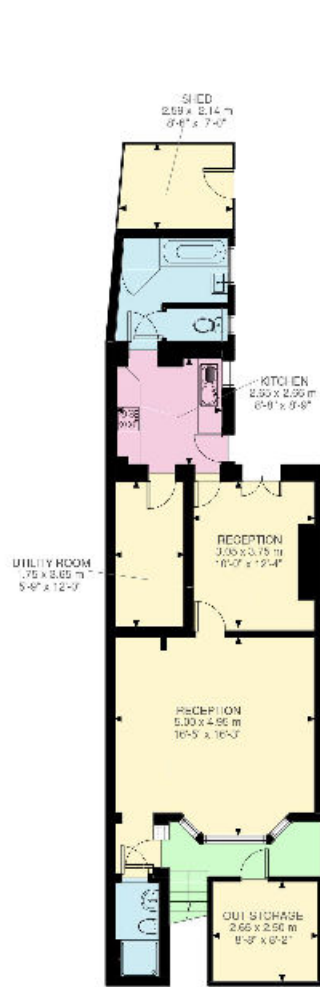
The property is situated moments from Fulham Broadway, which is well-located for a splendid array of local amenities with top restaurants such as the Michelin-starred Harwood Arms, bars, cinema complex, shops and boutiques and a choice of top-grade supermarkets including Waitrose and Wholefoods.

Fulham Broadway (District line) is the closest Underground station, a 3-minute walk away, and there is a choice of bus routes leading to and from the West End. West Brompton Station, with its link to the Overground, is also within walking distance.

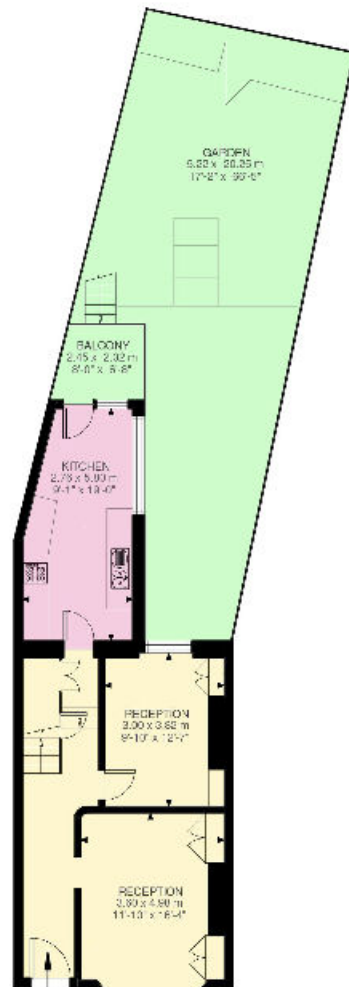
*All distances are approximate.







Lower Ground Floor
699 ft²



Ground Floor
635 ft²



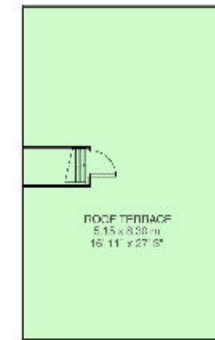
Second Floor
538 ft²



First Floor
510 ft²



This plan is for guidance only and must not be relied upon as a statement of fact. Attention is drawn to the important notice on the last page of the text of the Particulars.



Britannia Road, SW6

Approximate Gross Internal Area
220.28 SQ.M / 2371 SQ.FT
 (EXCLUDING OUT STORAGE / SHED)
 OUT STORAGE / SHED 12.50 SQ.M / 135 SQ.FT
INCLUSIVE TOTAL AREA 232.78 SQ.M / 2506 SQ.FT

Knight Frank
Fulham
 203 New Kings Road
 Fulham
 SW6 4SR
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We would be delighted to tell you more
Arabella Howard-Evans
 020 7751 2402
arabella.howardevans@knightfrank.com



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.
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