



A four bedroom family home with a fantastic garden.

Gosberton Road, London, SW12

£1,250,000 Freehold



- Located near Wandsworth Common
- Four bedrooms and a study situated over two floors
- Local amenities of Balham close by
- Excellent secluded garden
- Bright and airy double reception room

Local Information

Gosberton Road runs off Ravenslea Road and is therefore placed to benefit from the many local shops and restaurants in Balham, Bellevue Road and Northcote Road.

Access north of the river can be achieved via Balham underground station and Wandsworth Common mainline station. The wide open spaces of Wandsworth Common is approximately 0.6 miles away.

Tenure: Freehold

Local Authority: Wandsworth

Energy Performance: EPC Rating = E

Viewing: Strictly by arrangement with Savills.





About this property

A wonderful opportunity for someone to buy a blank canvas in the heart of the Nightingale Triangle. The house offers a wealth of future opportunity for an incoming owner as there is the ability to extend the kitchen and into the loft, (subject to usual consents).

The house comprises to the front a bright and airy double reception room with a large ornate fireplace, built in dwarf cupboards with shelves above and stripped and varnished wooden floors. To the rear is a spacious kitchen with plentiful units having been designed to allow for a large dining table at the end. The kitchen itself leads via French doors onto the secluded garden which is mainly laid to lawn with some mature planting in the borders.

On the first floor are three double bedrooms, the principal bedroom benefiting from an en-suite bathroom. There is a further bathroom on this floor and all the bedrooms benefit from built in wardrobes. The second floor boasts a further double bedroom and a smaller room that could be converted into another bedroom or used as a study. This floor also gives access to the large loft space that could be converted subject to planning.

The property also benefits from a cellar that is useful for secondary storage.



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Gross internal area (approx.):
153.0 sq.m. (1647 sq.ft.)

Plus loft and garden storage 36.6 sq.m. (394 sq.ft.)
For identification purposes only. Not to scale.
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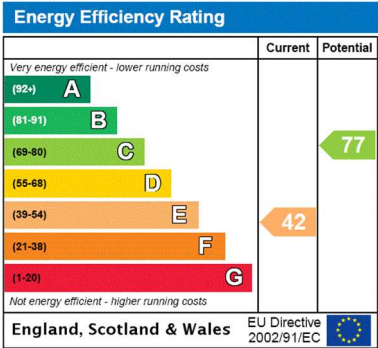
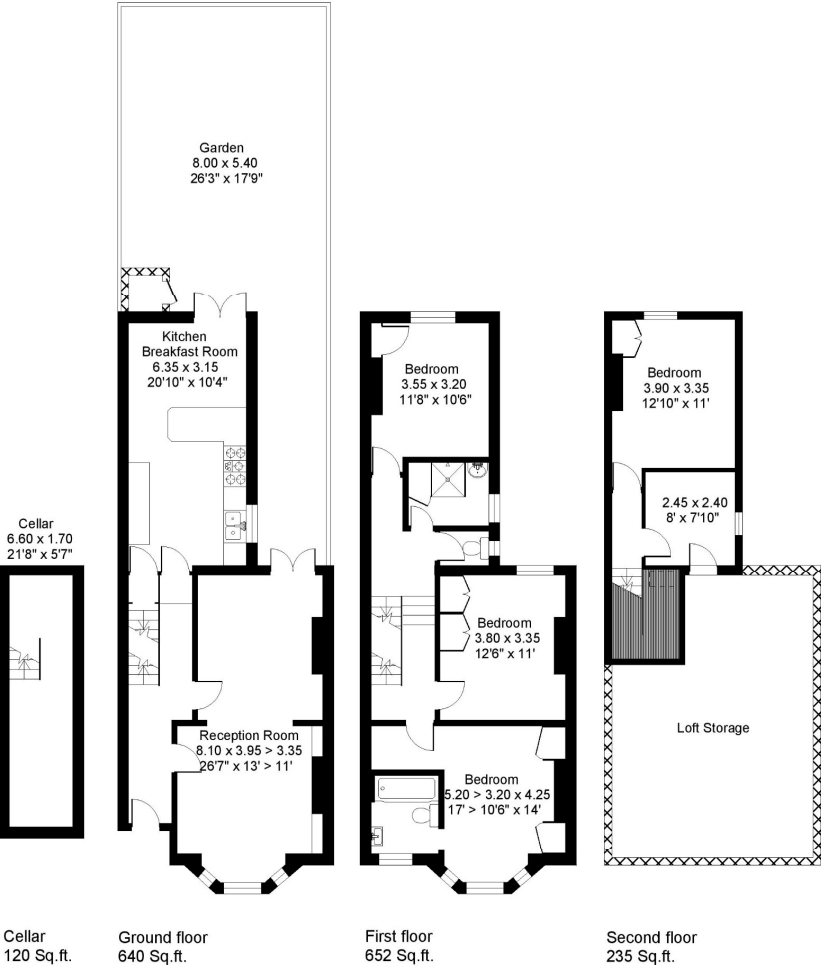
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