

25 Broomhouse Road



FULHAM ♦ SW6

savills

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A WONDERFUL DOUBLE-FRONTED DETACHED HOUSE FULL OF CHARACTER WITH AN EXCEPTIONAL GARDEN, LOCATED CLOSE TO PARSONS GREEN

Freehold

7 bedrooms ♦ 2 reception rooms ♦ 2 kitchens ♦ formal dining room ♦ 3 bathrooms
♦ 2 guest cloakrooms ♦ utility room ♦ garden ♦ double garage ♦ off-street parking for 2 cars





Description

This striking, double-fronted detached house was built circa 1888 and has been in the same family since 1954. The property is arranged over three floors with flexible accommodation for both family life and entertaining. In addition there is a substantial cellar, currently used for storage.

The principal rooms are elegantly proportioned with high ceilings and the many period features that have been preserved give the house immense character. The house is in need of renovation and previously had planning permission (now lapsed) for significant extension. Plans are available on request. Ref: 2014/04559/FUL. The exceptional garden wraps around the south side of the house and spreads out behind the full width of the building. The garden is walled on three sides, which makes it extremely private. With the abundance of mature trees and plants it feels like an oasis in the centre of Fulham.

The property further benefits from off-street parking and a separate double garage adjacent to the house.

Location

Broomhouse Road is directly off the New Kings Road and situated close to the world famous Hurlingham Club and the green open spaces of Hurlingham Park and Parsons Green. The superb boutique shops and restaurants on the New Kings Road are only a short walk away.

Parsons Green underground station is only 0.3 miles away and the New Kings Road has regular bus services to Sloane Square and the West End.

There are a number of excellent nursery, primary and secondary schools in the area including Kensington Prep, Marie D'Orliac, Thomas's and Lady Margaret's.





Additional Information:

Energy Performance

A copy of the full Energy Performance Certificate is available upon request.

Viewing

Strictly by appointment with Savills



FLOORPLANS

Gross Internal Area (approx)

House = 352.8 sq m / 3797 sq ft (Including Basement)

Eaves Storage = 40.9 sq m / 440 sq ft

Garage = 35.2 sq m / 379 sq ft

Total = 428.9 sq m / 4616 sq ft



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