



TYRAWLEY ROAD | FULHAM SW6



A WONDERFUL 5 OR 6 BEDROOM SEMI-DETACHED FAMILY HOUSE, FULL OF CHARM, SITUATED ON THE MOORE PARK ESTATE AND MOMENTS AWAY FROM EEL BROOK COMMON.

The ground floor offers a wonderful double drawing room towards the front, with a bay window and a fireplace which provides a focal point for the room. This is an excellent place in which to relax or entertain. Moving through the house, there is a discreetly positioned guest cloakroom and excellent under stairs storage. To the rear, is an open plan kitchen and dining room, flooded with natural light, which leads out onto a patio garden with a south easterly aspect. The upper floors offer excellent bedroom accommodation with a principal bedroom, also with bay window and a Juliette balcony, towards the front. Adjacent is another bedroom which could easily be converted into an en-suite bathroom. The remainder of the house offers four further bedrooms and two bathrooms.





Tyrawley Road is a sought after residential address on the Moore Park Estate and the green open spaces of Eel Brook Common are less than 100m away. Fulham Broadway underground station (District Line) is 0.3 miles away, providing easy access to Central London.

ACCOMMODATION

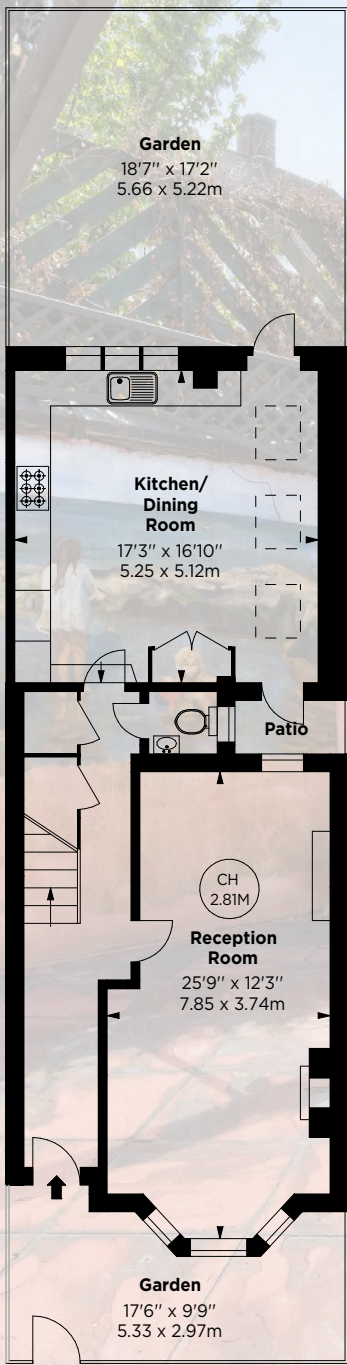
Double Drawing Room | Open Plan Kitchen and Dining Room | Guest Cloakroom | Master Bedroom | 5 Further Bedrooms | 2 Bathrooms | Patio Garden

TERMS

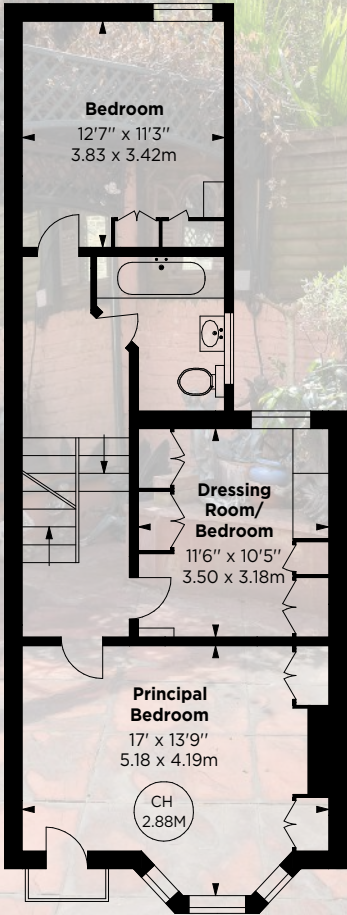
Asking Price £2,150,000 | Tenure Freehold | Local Authority London Borough of Hammersmith & Fulham



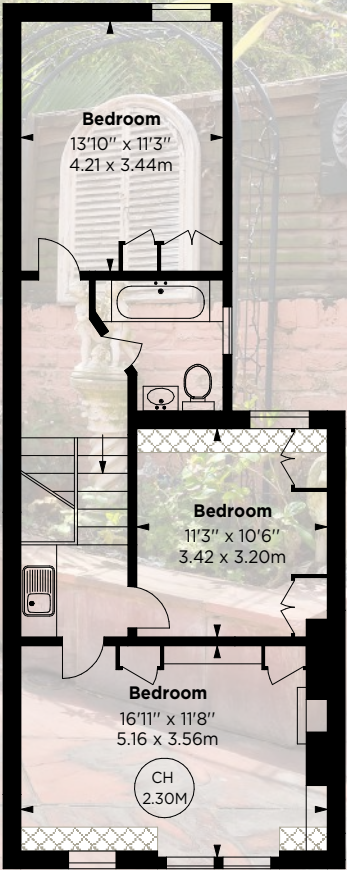
APPROXIMATE GROSS INTERNAL AREA
2,051 SQUARE FEET 190.54 SQUARE
METRES



GROUND FLOOR



FIRST FLOOR



SECOND FLOOR

Key :
CH - Ceiling Height
- Under 1.5m



Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		71 C
55-68	D		
39-54	E	53 E	
21-38	F		
1-20	G		

We wish to advise prospective purchasers that we have prepared these sales particulars as a rough guide. We have not carried out a detailed survey or tested the services, appliances or specific fittings. Measurements are approximate.

Maskells

71 WALTON STREET, LONDON, SW3 2HT

+44 (0)207 581 2216

www.maskells.com sales@maskells.com