





FAMILYHOME

This truly spectacular six bedroom double fronted house has been refurbished to the highest of standards and is situated on the highly sought after Groveway, within the Stockwell Park Conservation Area

Arranged over three floors, this beautiful family home also offers an impressive 88ft garden and off street parking. Enter the house on ground floor to find an exceptionally large hallway and the warm and cosy drawing room to the left; with original shutters, a fully functioning gas fireplace and plenty of room for two sofas and a large coffee table.

Glass paneled doors lead to the dining room, where you can comfortably fit a 10 seat dining table. This area opens to the stunning and fully equipped kitchen space comprising a kitchen island with a breakfast bar and three inset stainless steel sinks with mixer taps, two dishwashers, three fridges, two freezers, a double electric oven, microwave and a large six ring gas hob (all of which are integrated) and underfloor heating. There is also a spacious family room with original shutters, tiled floors and space for sofas, tables and a television area.

The unique garden boasts an abundance of fruit trees including Apples, Mulberries and Greengages and long herbaceous borders; which is very rare for a Central London property. There is

also a large home office and garden shed situated at rear.

On the first floor there are two double bedrooms, a shower room, study and the master bedroom. The bedrooms are bright and maintain great ceiling height and the master bedroom also provides an en suite bathroom and generously sized walk-in wardrobe.

On the half landing to the second floor there is a shower and utility room, with a walk-in shower, W.C and cupboards with plumbing for a washing machine and space for a tumble dryer.

The second floor has three carpeted double bedrooms and a family bathroom suite, with a bathtub and handheld

shower attachment, a separate walk-in shower and a W.C. Additionally, there is plenty of storage space throughout the property, including a sizeable loft.

The property benefits from character, whilst maintaining a modern design throughout and would be perfect for anyone looking for a charming family home.

Groveway, SW9, £2,850,000 Freehold, Winkworth Kennington 020 7587 0600

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Winkworth