



CHATTERTON | REES



55 Colehill Lane

, London, SW6 5EF

£1,200,000

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# 55 Colehill Lane



## Description

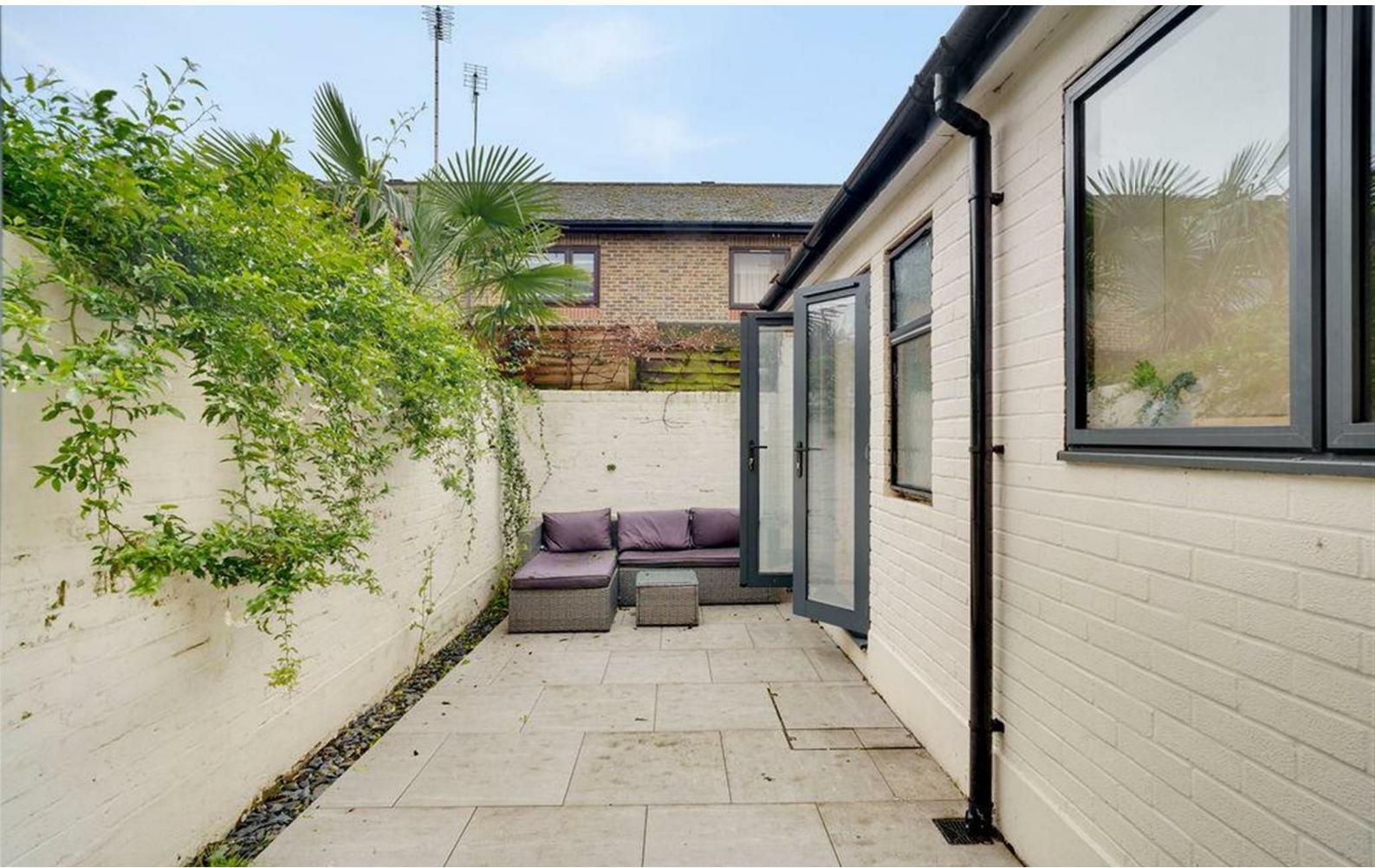
This attractive three-bedroom terraced home spans in excess of 1,500 sq ft, including the loft space, and offers considerable scope for further extension, subject to the necessary consents.

The ground floor comprises a welcoming hallway leading into a bright, open-plan reception and dining space, complemented by a contemporary galley-style kitchen with integrated appliances. French doors open directly onto a south-facing patio garden, which also features a separate garden room, ideal for use as a home office or studio.

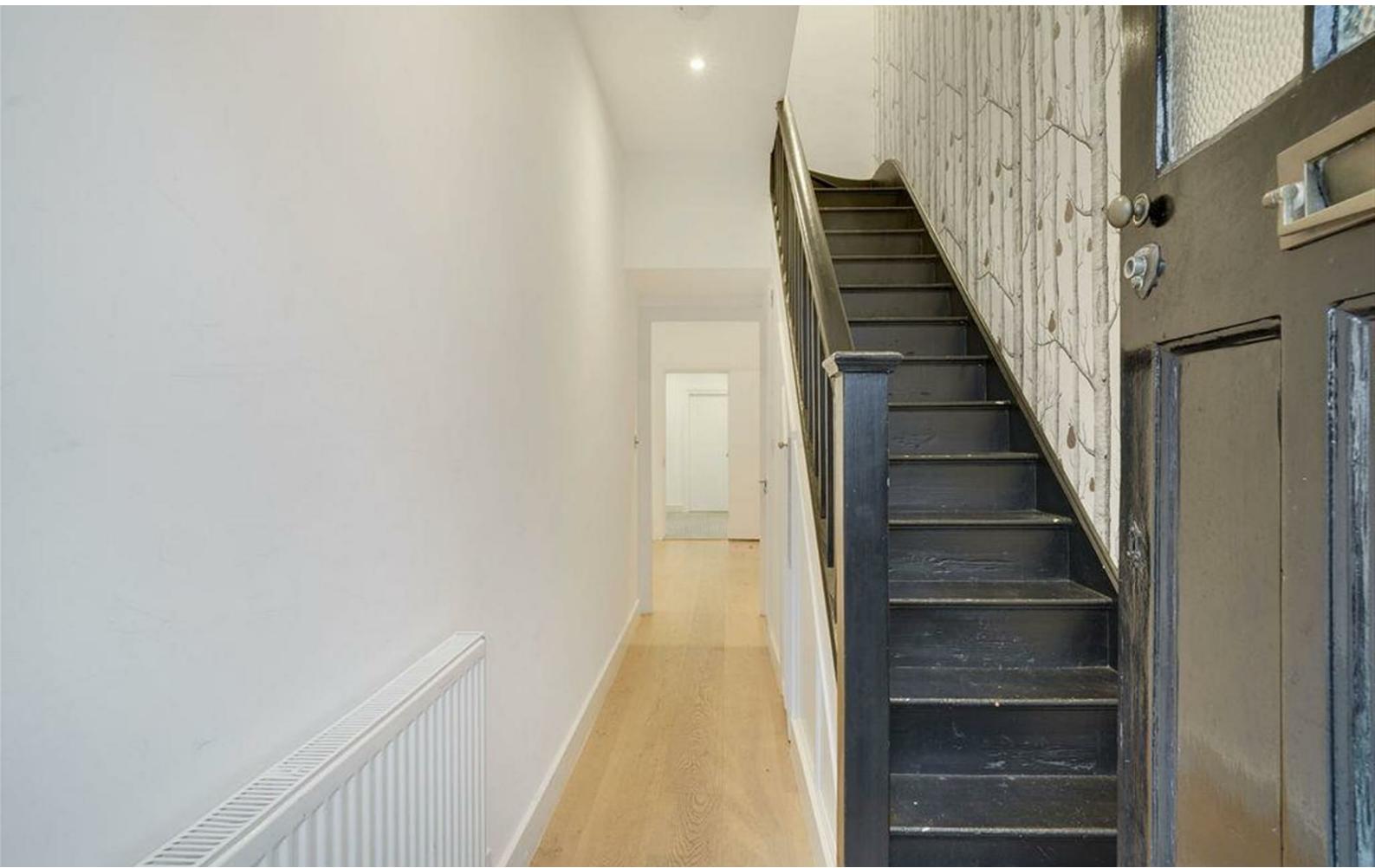
The first floor provides three bedrooms, two of which are well-sized doubles, along with a modern family bathroom. Additional potential remains to extend into the loft, subject to planning permission.

The property is well positioned near Munster Road and Fulham Road, with Bishops Park close by and excellent transport connections, including Parsons Green Underground station (District Line, Zone 2).

- Freehold House
- Three Bedrooms
- Munster Village
- Potential to Extend STPP
- Well finished Throughout
- Close to Parsons Green



, London, SW6 5EF



## Floor Plan

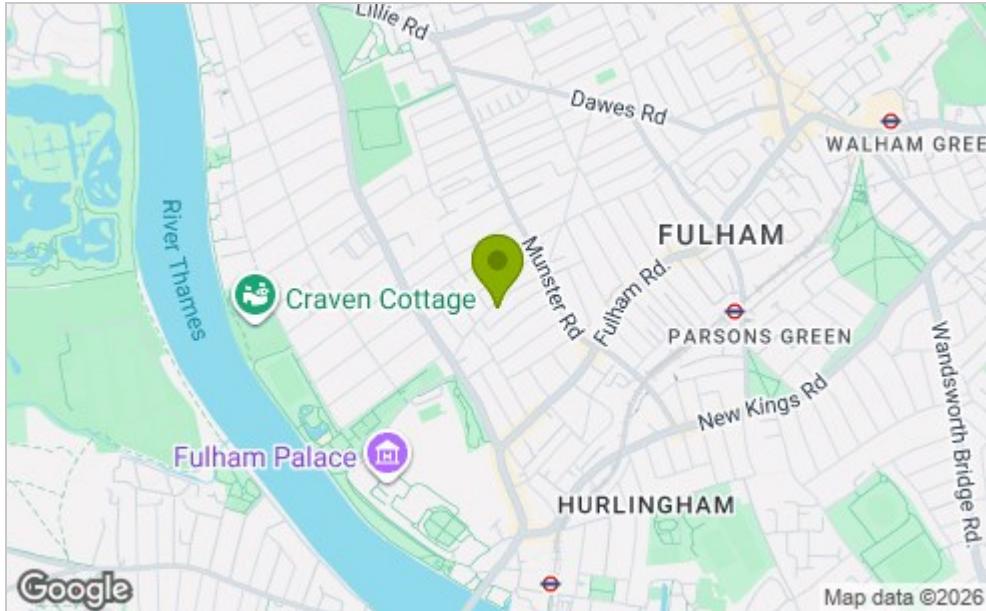
### Colehill Lane, SW6 5EF

Approx Gross Internal Area = 104.19 sq m / 1122 sq ft  
 Loft / Restricted Head Height = 42.97 sq m / 463 sq ft  
 Total = 147.16 sq m / 1585 sq ft

 = Reduced Headroom Below 1.5m / 5'0"



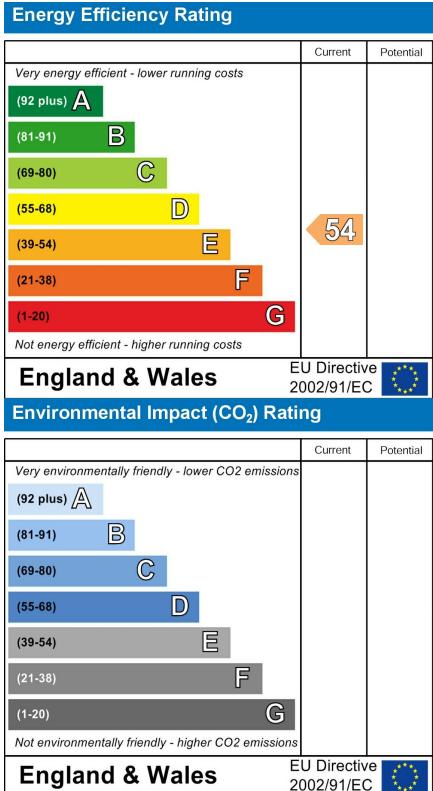
## Area Map



## Viewing

Please contact our Chatterton Rees Office on 020 3780 0580 if you wish to arrange a viewing appointment for this property or require further information.

## Energy Efficiency Graph



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