

St Maur Road

£625,000

BRIK





St Maur Road

£625,000	1 Bed	702	65	E	£21,250
SHARE OF FREEHOLD	GARDEN FLAT	SQ FT	SQ M	COUNCIL TAX	STAMP DUTY

An impressive garden flat close to Parsons Green, with significant potential to extend.

This rare garden flat offers over 700 sq ft (65sq m) of living space and has significant potential to extend and modernise. The current layout comprises an impressive double reception at the front of the property, with excellent ceiling height and a bay window, bathing the room with natural light. There is a separate kitchen with direct access to the garden, a further reception/studio area, bedroom, bathroom, and separate W. C are at the rear of the property. Doors open onto a southwest facing garden. This offers a new owner the opportunity to extend the side and rear of the building, creating a much larger garden flat, subject to the usual planning consents.

St Maur Road is one of the most attractive and best located streets in Fulham, close to the highly desirable Parsons Green, with its relaxed residential feel and the many outstanding local restaurants, bars and shops on Fulham Road just to the north, making it an ideal spot. There is also a Waitrose Supermarket, and, of course, transport links are excellent with the underground station (District Line, Zone 2) very close to hand. You can also catch frequent buses from the Fulham Road towards Chelsea and Central London. EPC rating - D

To view this property we are running 3 viewing slots on the following days:

Thursday 18th April 2024	17.00 - 19.00
Saturday 20th April 2024	10.00 - 12.00
Tuesday 22nd April 2024	12.00 - 14.00

Please contact the office on 020 7384 6790 in advance to confirm a viewing time.

- ✓ 1 bedroom
- ✓ 1bathroom
- ✓ Double reception
- ✓ Kitchen
- ✓ Reception/study
- ✓ Southwest facing garden
- ✓ Share of freehold
- ✓ Potential to extend
- ✓ Approx. 702sq ft
- ✓ Council Tax band - E



Mathew Goss

SENIOR SALES AS SOCIATE
30 YEAR S EXPERIENCE

020 7384 6790

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FULHAM AREA GUIDE

Parsons Green

“Parsons Green” is located right in the heart of Fulham, and refers to the area immediately adjacent to and encircling Parsons Green itself. It has become very much an up-market brand in itself - distinct from Fulham - and normally comes top of the list for people looking to buy.

The roads surrounding the area are lined with pretty Victorian terraced houses (and in some cases flats) and are some of the most desirable and in demand properties Fulham has to offer. The Peterborough Estate, sitting just to the South of the Green, holds some of the most expensive properties in Fulham and has no doubt powered the area into the most recognisably up-market area of Fulham. Indeed (with only a few exceptions) the closer you get to Parsons Green the more you'll be expected to pay.

One of the many reasons Parsons Green is so popular are its brilliant transport links. It has its own underground station (Parsons Green, District Line Zone 2) just North of the green itself.

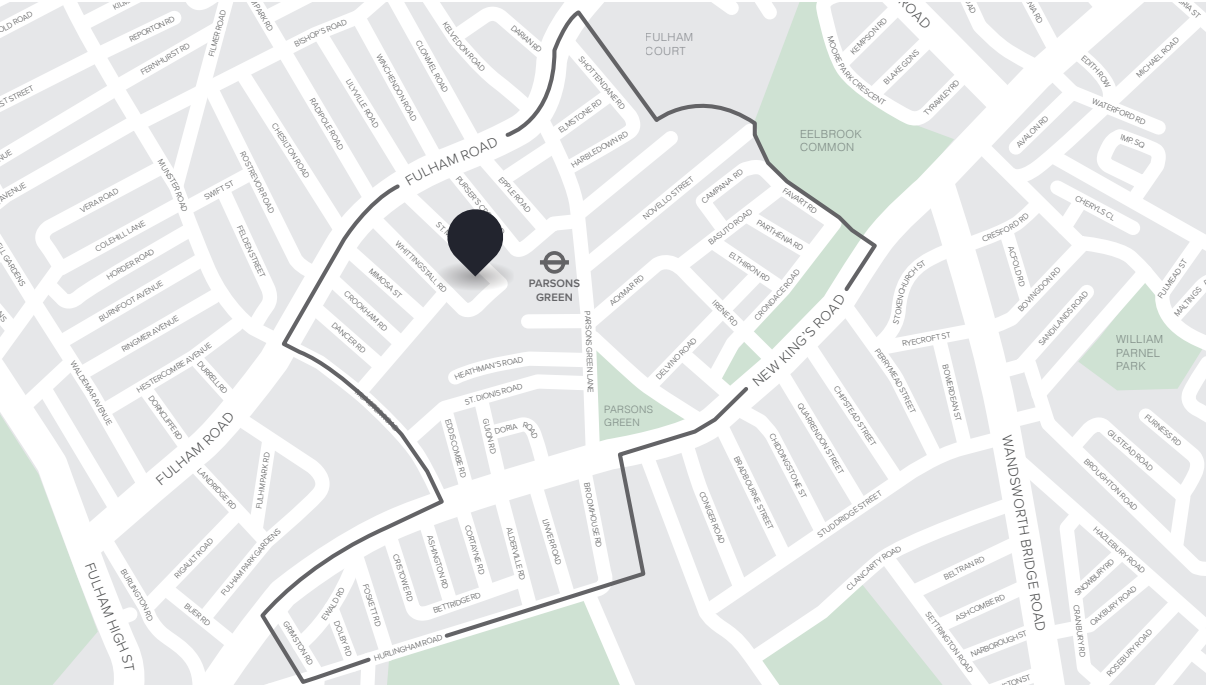
CLOSEST:

- 📍 Parsons Green (🚶 2 mins)
- 🚶 West Brompton (🚶 26 mins)
- 🌳 Eel Brook Common (🚶 8 mins)

KEY:

- 📍 Property location
- ‘Parsons Green’ area of Fulham

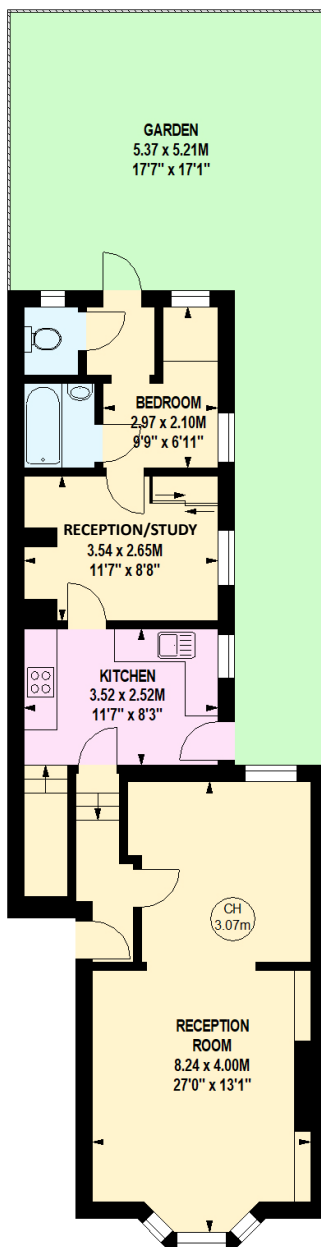
[Read all our Fulham area guides here](#)



BRIK

702
SQ FT

65
SQ M



Ground Floor

Important notice Brik give notice that: all text, photographs and plans on these brochure are for guidance only and are not necessarily comprehensive; any areas, measurements or distances given are approximate; these details do not constitute part of an offer or contract and must not be relied upon as statements or representations of fact; it should not be assumed that the property has all the necessary planning permissions and building regulations approvals; we are not authorised to give any representations or warranties in relation to this property whatsoever; potential purchasers must satisfy themselves as to the correctness of all details by inspection or otherwise. Brik, 77 Parsons Green Lane, Fulham, London SW6 4JA Tel: 020 7384 6790 Email: hello@brik.co.uk