

EDEN HOMES



214 Dover House Road, London, SW15 5AH

Asking price £875,000

Nestled within the highly sought-after Dover House Conservation Area, this beautifully refurbished home offers a blend of contemporary living with classic charm. The property boasts an impressive amount of space and high-end finishes throughout, making it an ideal choice for families seeking both style and comfort. This spacious home comprises three generously sized double bedrooms, including a luxurious loft conversion that provides a bedroom with a sleek en-suite bathroom. The first floor features two well-proportioned double bedrooms, complemented by a modern family bathroom. On the ground floor, the home offers a separate living room, creating a versatile space that can be enjoyed for quiet moments or entertaining guests. The open-plan kitchen and dining area is undoubtedly the heart of the home, featuring a bespoke island and an abundance of storage, including a large larder cupboard. This striking, light-filled space flows seamlessly into the private rear garden, which is meticulously maintained with a well-kept lawn – perfect for outdoor dining or relaxing in the sun.

Additional features include a downstairs cloakroom, ample built-in storage throughout, and the added convenience of your own private driveway. This remarkable property is a true gem in one of London's most desirable locations, offering modern living with an abundance of character and convenience.







Location: Dover House Road is ideally located for ease of transport and local amenities. Barnes Station is just a short distance away, offering swift connections to Central London. The area is well-served by local bus routes, providing easy access to nearby Putney High Street, renowned for its vibrant mix of shops, cafes, and restaurants. For outdoor enthusiasts, Putney Heath and the vast open spaces of Richmond Park are close by, offering excellent opportunities for walking, cycling, and nature exploration.

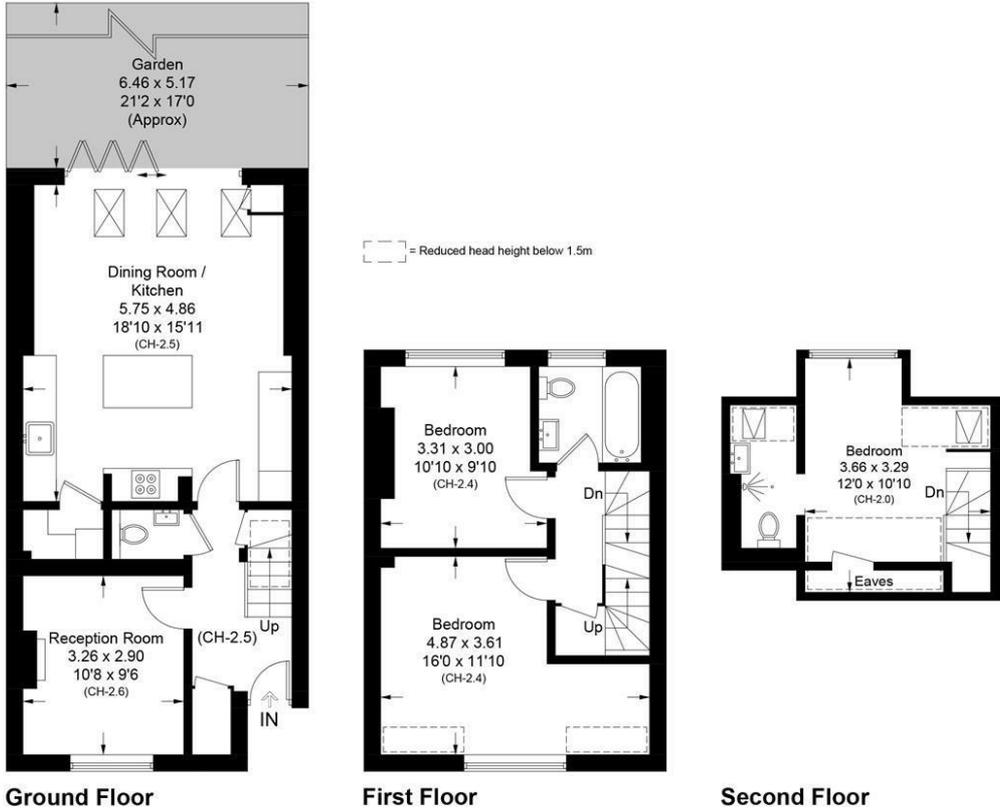
- Private driveway
- Newly renovated
- Bathrooms with underfloor heating
- Fully extended into loft and at the rear
- Island kitchen
- Downstairs Cloakroom
- Ample storage
- High spec throughout



Floor Plan

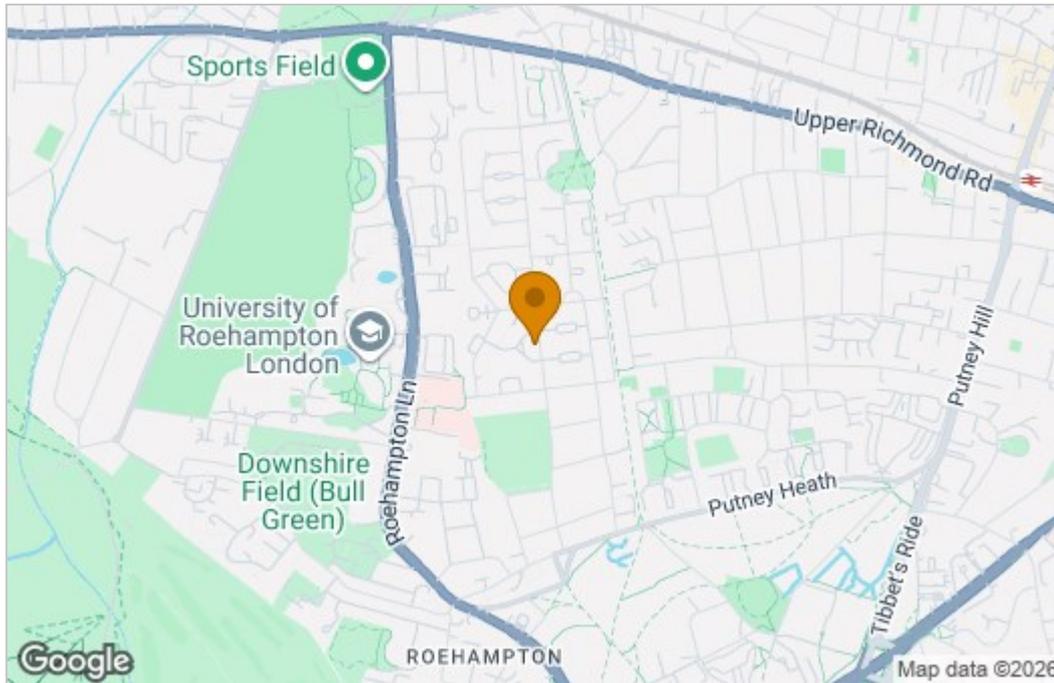
Dover House Road, SW15

Approximate Area = 99.2 sq m / 1068 sq ft
Including Limited Use Area / Eaves (7.3 sq m / 79 sq ft)



Surveyed and drawn in accordance with the International property measurements standards (IPMS 2: Residential) Not drawn to scale unless stated. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them.

Area Map



Energy Efficiency Graph

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	
Environmental Impact (CO ₂) Rating		Current	Potential
Very environmentally friendly - lower CO ₂ emissions			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not environmentally friendly - higher CO ₂ emissions			
England & Wales		EU Directive 2002/91/EC	

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