THIS STUNNING FIVE BEDROOM VICTORIAN FAMILY HOUSE HAS BEEN EXTENDED AND COMPLETELY REFURBISHED BY THE CURRENT OWNERS TO AN EXTREMELY HIGH STANDARD. THE IMMACULATELY PRESENTED PROPERTY OFFERS APPROXIMATELY 2,240 SQFT OF ACCOMMODATION AND HAS THE HUGE BENEFIT OF A GARAGE.

The ground floor layout has been superbly remodelled with modern family living in mind and boasts a tremendous sense of light and space. There is a drawing room to the front, a utility room, boot room and a downstairs cloakroom in the middle and an extremely spacious kitchen family room to the rear. The kitchen family room measures 29 feet in length and is divided into three zones, a dining space, an informal sitting area and the kitchen itself, all with under floor heating. The kitchen is finished to a very high specification with bespoke Shaker style units, a white quartz work surface and quality integrated appliances. There is a large picture window and window seat, looking over the garden and slim profile, concertina doors open directly to the terrace. The garden is a huge selling point given that its proportions are much bigger than the typical gardens found on neighbouring streets in the area. Not only does it measure 30 feet in length, it is south-west facing and boasts the very unusual benefit of a spacious garage which is accessed via Lavender Walk. The garage has potential for extension or conversion, subject to the usual consents.
The luxurious master suite has ample built-in storage as well as a large ensuite bathroom with a separate shower and a sleek double width vanity unit.

Five double bedrooms

Master suite | Reception room
Open plan kitchen/family room
Two family bathrooms
Utility room | 30ft south west facing garden | Garage
The master suite can be found on the first floor with the bedroom benefitting from high quality built-in joinery, a feature fireplace and an ornamental balcony. The luxurious ensuite bathroom has a free-standing bath, a walk in shower and a double width vanity unit. Four further bright, double bedrooms, a shower room and a family bathroom can also be found on the upper levels.

Altenberg Gardens has long been regarded as one of the most sought after streets in the area. It is an attractive tree-lined, residential road within a conservation area. Transport can be found at Clapham Junction which is a short walk away and the amenities of Northcote Road and Battersea Rise are within similar walking distance. In addition, there are a number of superb state and private schools nearby, subject to catchment and entrance each year. The green open spaces of Clapham Common are literally at the end of the street.
IMPORTANT: We would like to inform prospective purchasers that these sales particulars have been prepared as a general guide only. A detailed survey has not been carried out, nor the services, appliances and fittings tested. Room sizes should not be relied upon for furnishing purposes and are approximate. If floor plans are included, they are for guidance purposes only and may not be to scale. If there are any important matters likely to affect your decision to buy, please contact us before viewing the property.

ALL STATEMENTS CONTAINED IN THESE PARTICULARS AS TO THIS PROPERTY ARE MADE WITHOUT RESPONSIBILITY ON THE PART OF RAMPTON BASELEY ESTATE AGENTS.

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