



 RAMPTON
BASELEY

MANCHURIA ROAD / SW11

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THIS ABSOLUTELY STUNNING FIVE BEDROOM HOUSE IS AVAILABLE ON AN UNFURNISHED BASIS.

This absolutely stunning five-bedroom house is available on an unfurnished basis. The double reception room has attractive ceiling mouldings, a feature fireplace and a bay window. Double doors open from the rear part of the reception room to a spacious kitchen/breakfast room. The kitchen extension has two large velux windows and a unique corner window fitting which all add to the tremendous feeling of natural light throughout the property. The kitchen itself is well equipped with a range of integrated appliances and black granite work surfaces. French doors open to a superb south-facing patio garden.

Three double bedrooms (all with fitted wardrobes) and a family bathroom are situated on the first floor. Two further bedrooms and a shower room can be found on the second floor. Another huge draw to this beautiful house is the excavated basement which now provides a play/media room, a utility room and a second shower room.

Manchuria Road links Amner Road to Clapham Common West Side and runs parallel to Broxash Road. With Clapham Common just seconds from the house, as well as Clapham South tube station being a 7-8 minute walk away, this property boasts an enviable location for both transport and the open spaces of the common.

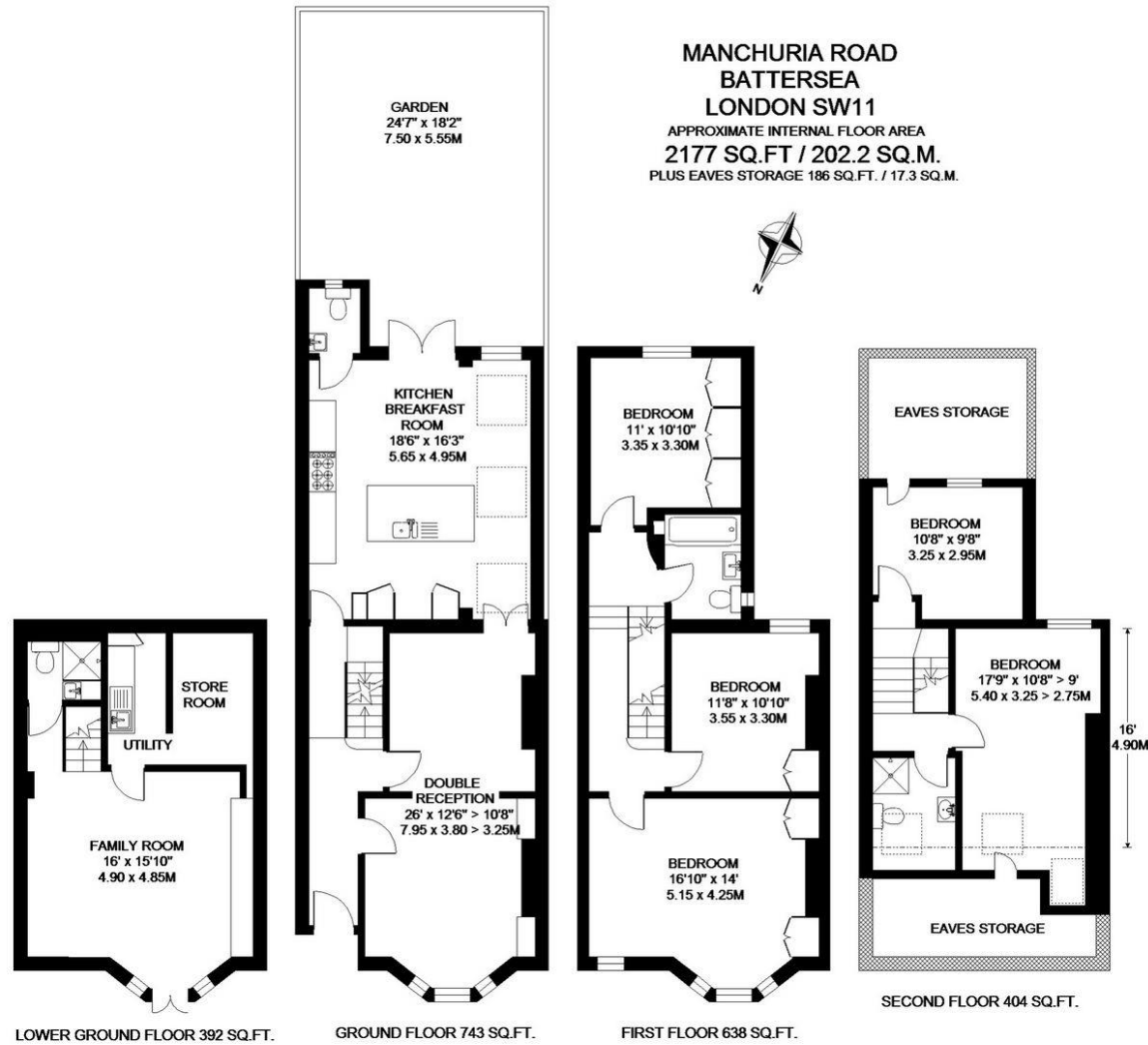
EPC Rating: E | Council Tax Band: G



FIVE BEDROOMS | DOUBLE RECEPTION ROOM | KITCHEN/BREAKFAST ROOM | GROUND FLOOR W/C | PLAY/MEDIA ROOM | UTILITY/STORAGE ROOM | FAMILY BATHROOM | TWO SHOWER ROOMS | SOUTH-FACING GARDEN | EAVES STORAGE



**MANCHURIA ROAD
BATTERSEA
LONDON SW11**
APPROXIMATE INTERNAL FLOOR AREA
2177 SQ.FT / 202.2 SQ.M.
PLUS EAVES STORAGE 186 SQ.FT. / 17.3 SQ.M.



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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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