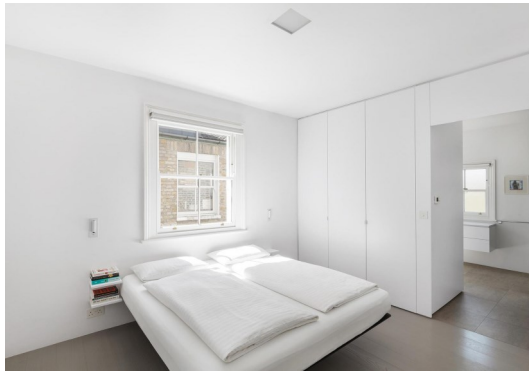


Queensmill Road, SW6

Fulham, London

 LAWSONRUTTER





Queensmill Road £2,000,000

London SW6 **Freehold**

An outstanding four bedroom, three shower room interior designed family residence on this premier road in the Bishops Park conservation area. This fabulous and incredibly light contemporary home has had no expense spared on state of the art fixtures and fittings including underfloor heating on the ground floor, Miele appliances in the kitchen and Bauhaus and Geberit in the shower rooms. There is also substantial built in storage throughout the house with 'floating' beds in three of the bedrooms, all designed and built by Erlacher, one of Italy's top design houses.

The well balanced accommodation has been carefully planned, to offer the modern family the perfect and practical living environment and will more than satisfy their exacting standards. The ground floor comprises a double reception room, a WC and a 30.3ft kitchen family room with full width doors that open onto a landscaped 42.3ft garden. On the first floor, there is a fantastic master bedroom with plenty of storage and a large en-suite shower room. Two further double bedrooms and a shower room make up the rest of this floor. On the top floor, there is a superb bedroom suite, comprising a generous double bedroom, a spacious en-suite shower room with a large, fully insulated and tiled eaves storage space and a semi open study room. Queensmill Road is ideally located for the excellent landscaped Bishops Park and the tennis courts nearby, The Thames path, the Nuffield health club, the Crabtree gastro pub and River Café. Regular bus services to Putney, the main transport hub at Hammersmith Broadway and the West End operate close by on the Fulham Palace Road too.



- * AN OUTSTANDING INTERIOR DESIGNED CONTEMPORARY RESIDENCE *
- * FOUR DOUBLE BEDROOMS * THREE SHOWER ROOMS (TWO ENSUITE) *
- * DOUBLE RECEPTION ROOM * 30.3FT KITCHEN FAMILY ROOM *
- * GROUND FLOOR WC * SUBSTANTIAL BUILT IN STORAGE THROUGHOUT THE HOUSE * UNDERFLOOR HEATING ON THE GROUND FLOOR *
- * 42.3FT LANDSCAPED GARDEN * FREEHOLD *

All viewings by appointment through our **Fulham Office**:

T: 020 7731 3636
E: fulham@lawsonrutter.com

347 Fulham Palace Road, London

In accordance with the Property Misdescription Act 1991, we wish to emphasise that the information given in these particulars is intended to help you decide whether you wish to view this property. Whilst every care is taken to ensure the accuracy of these particulars please note that all measurements are approximate and we are, for the accuracy of other information, reliant on what the seller has provided. We strongly recommend that you rely on your own inspections and those of your advisors to establish the details of any aspects which are of particular importance.



Illustration for identification purposes only. Not to scale. Floor Plan Drawn According To RICS Guidelines.