

STURGES  
LONDON

Winchendon Road, Parsons Green  
£2,500,000 Freehold





- Wider-than-average 5 Bedroom, 3 Bathroom Family House
- Exceptional Living Space across the G & LG Floors
- Full Width Extended Kitchen with 2.8m Ceilings
- Formal Front Reception Room
- South West Facing Patio/Garden
- Approximately 2467 sq ft [229 sq m]
- Pretty Tree-Lined Residential Road
- Sought After Location in Parsons Green



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**Local Authority:** London Borough of Hammersmith & Fulham  
**Council Tax Band:** G

**Tenure:** Freehold

## Winchendon Road, Parsons Green

A wider-than-average 5 bedroom, 3 bathroom family house located on the preferred Western side of this highly regarded residential road running off Fulham Road in the Parsons Green area of Fulham.

The house offers approximately 2467 square feet (229 sq m) of well balanced and well proportioned accommodation including exceptional living space across the ground and lower ground floors including a wonderful full width 21' x 18' extended Kitchen with lovely high 2.8m ceilings, a formal ground floor Reception Room, also with similarly high ceilings, an outstanding 34' full length Family/Media/Playroom and a pretty well enclosed south west facing patio/garden.

Winchendon Road is a sought after residential road running off the Fulham Road and therefore benefits from easy access to the extensive choice of coffee shops, bakeries, shops, bars and restaurants lining the Fulham Road. Parsons Green underground station (District line) is an approximate 6/7 minute away and there are a range of excellent bus routes running along Fulham Road directly into Central London and the West End.

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# Winchendon Road, SW6

Approximate gross internal area

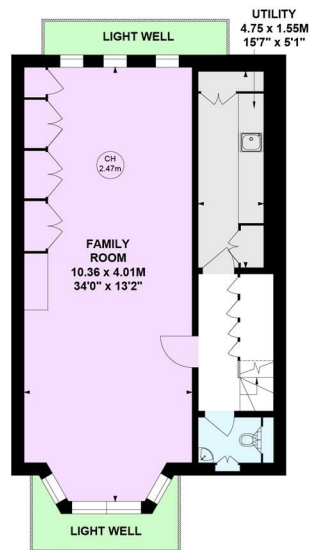
229.3 sq m / 2467 sq ft

(Including Eaves Storage)

Eaves Storage 7.7 sq m / 83 sq ft

Key :

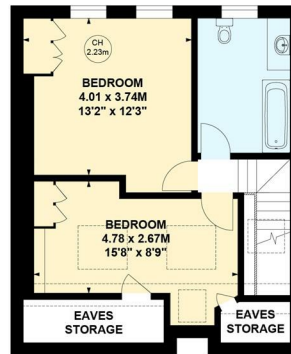
CH - Ceiling Height



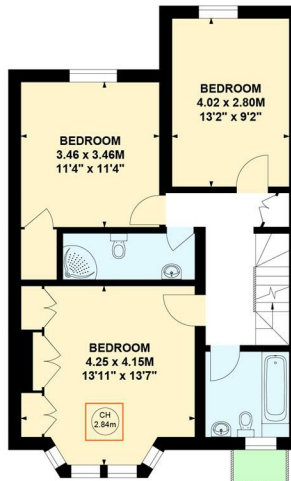
Lower Ground Floor



Ground Floor



Second Floor



First Floor

This plan is not to scale and must be used as layout guidance only. All measurements and areas are approximate and should not be relied upon to provide accurate information. This plan must not be relied upon when making property valuations, design considerations or any other such relevant decisions. We accept no responsibility or liability (whether in contract, tort or otherwise) in relation to any loss whatsoever arising from or in connection with any use of this plan or the adequacy, accuracy or completeness of it or any information within it.

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>		
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
<b>England &amp; Wales</b>	EU Directive 2002/91/EC	

57

**For more information, please contact:**

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Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and for general guidance purposes only and whilst every care has been taken to ensure accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements.