



INGLETHORPE STREET, LONDON, SW6

£1,950,000

Carter Jonas

# INGLETHORPE STREET, LONDON, SW6

A beautifully extended period bay fronted house located moments from the Thames which benefits from a full front and rear mansard loft extension. The property features a double reception room, utility room/wc and an immaculate kitchen family room with bifolding doors opening onto the 56 ft approx. garden. On the upper two floors are 5 double bedrooms and a study, two stunning family bathrooms and a roof terrace.

Inglethorpe Street is a popular residential street in the Bishops Park conservation area with Bishops Park (0.2 miles) and leafy riverside walks nearby. Putney Bridge tube station (1.0 mile), Hammersmith (Piccadilly and District line - 1.3 miles) along the river, as well as a selection of local shops and restaurants and the Nuffield gym.

## AMENITIES

- 5 Double Bedrooms
- Study/ Single Bedroom
- Double Reception Room
- Kitchen/Family Room
- 2 Bathrooms
- Utility Room/WC
- Roof Terrace
- Garden

**TENURE** Freehold

**LOCAL AUTHORITY** Hammersmith and Fulham

**EPC BAND** D

**A BEAUTIFULLY EXTENDED PERIOD BAY FRONTED HOUSE LOCATED MOMENTS FROM THE THAMES TOW PATH WHICH BENEFITS FROM A FULL FRONT AND REAR MANSARD LOFT EXTENSION. EPC: D**



Classification L2 - Business Data



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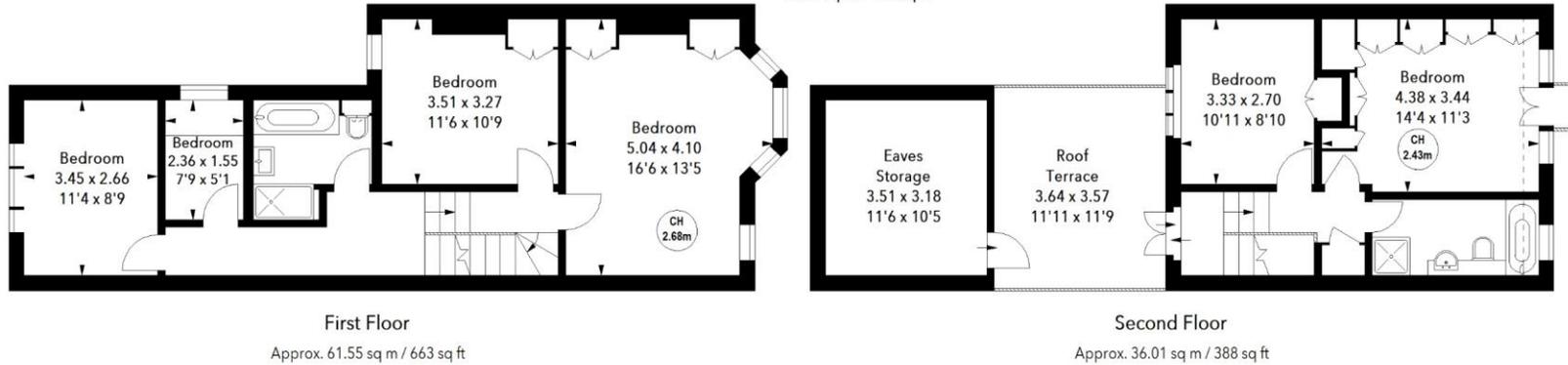
## Inglethorpe Street, SW6

Approximate Area = 191.37 sq m / 2060 sq ft  
(Including Eaves Storage & Excluding Shed)

Eaves Storage  
11.06 sq m / 119 sq ft  
Shed  
13.84 sq m / 149 sq ft



Key :  
CH - Ceiling Height

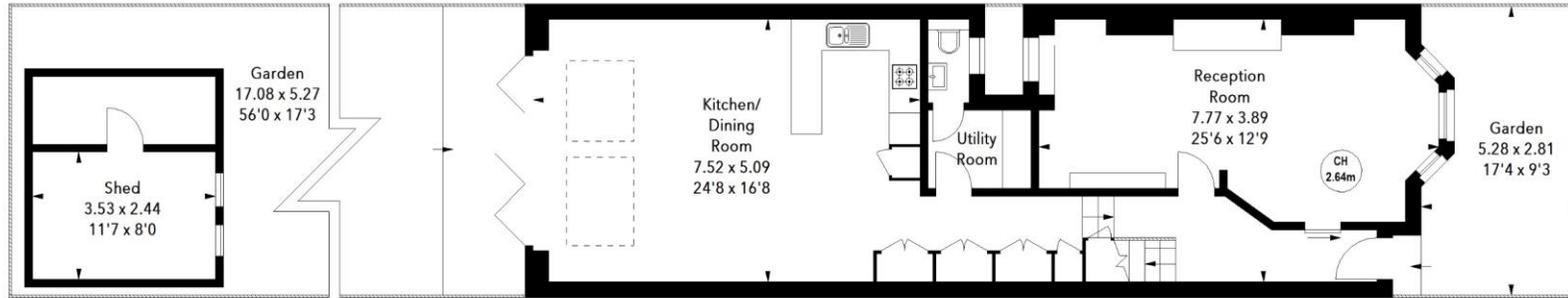


First Floor

Approx. 61.55 sq m / 663 sq ft

Second Floor

Approx. 36.01 sq m / 388 sq ft



Ground Floor

Approx. 82.67 sq m / 890 sq ft

The floor plan is not to scale and measurements and areas shown are approximate and therefore should be used for illustrative purposes only. The plan has been prepared in accordance with the RICS code of Measuring Practice and whilst we have confidence in the information produced, it must not be relied on. If there is any aspect of particular importance, you should carry out or commission your own inspection of the property.

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92-100) <b>A</b>		
(81-91) <b>B</b>		80
(69-80) <b>C</b>		
(55-68) <b>D</b>	64	
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
England, Scotland & Wales		EU Directive 2002/91/EC

Fulham 020 7731 3333

bishopspark@carterjonas.co.uk  
361 Fulham Palace Road, London, SW6 6TA

carterjonas.co.uk  
Offices throughout the UK

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