



JAMES  
ANDERSON

Lower Richmond Road  
London SW14  
£950,000





## Lower Richmond Road London SW14

A rarely available, three bedroom semi-detached cottage, with a wonderful south facing rear garden. This charming, period, property will benefit from updating and offers the incoming buyer a fantastic opportunity to create a home of their own design. The accommodation is arranged over two floors and occupies a generous plot for the area. There are gardens to both the side and rear creating an excellent opportunity to further extend the property to create a larger kitchen / family room and a fourth bedroom/study (subject to the usual consents). The ground floor accommodation offers entrance hallway, a dual aspect reception room with a feature fireplace, kitchen with space for dining and stable door out to the garden, downstairs w/c, and useful understairs storage. The first floor hosts a principal bedroom enjoying views directly over Watney's Sports Ground, two further bedrooms and one family bathroom.

This enchanting home is situated within 0.1 miles of the extensive shopping and leisure amenities of East Sheen including Waitrose and a variety of independent boutique shops, gastro pubs, restaurants and coffee shops together with bus routes giving access to Barnes, Hammersmith, Putney and Richmond. Mortlake mainline station which provides regular services to London Waterloo is approximately 0.3 miles away and the house is a short walk to the river Thames, with its idyllic towpath, and enjoys close proximity to tranquil Kew Gardens, leafy Barnes and the culturally-rich town of Richmond. The nearby Richmond Park offers extensive recreational opportunities such as walking, cycling, riding and golf.





































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Approximate Gross Internal Area = 1176 sq ft / 109.3 sq m



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363 Upper Richmond Road West  
East Sheen  
SW14 7NX

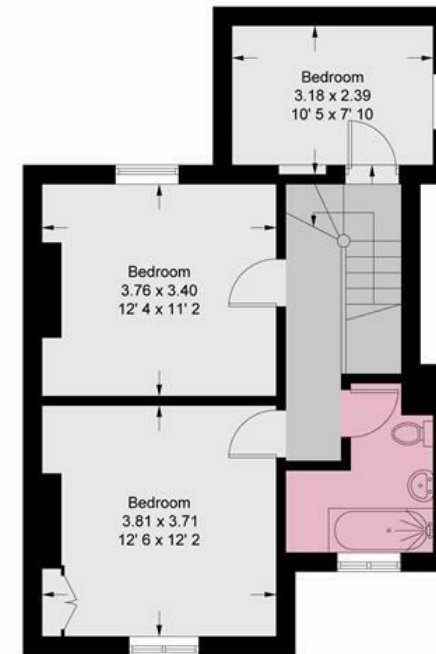
020 8876 6611

[sales@jasheen.co.uk](mailto:sales@jasheen.co.uk)

[www.jamesanderson.co.uk](http://www.jamesanderson.co.uk)



**Ground Floor**  
653 sq ft / 60.7 sq m



**First Floor**  
523 sq ft / 48.6 sq m

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.

