JAMES ANDERSON











FOR SALE

£1,500,000

Observatory Road, London, SW14

A beautifully presented four-bedroom family home, ideally located on the favoured side of this popular Parkside road, just moments from the outstanding Sheen Mount Primary School. Arranged over three floors, the property offers well-balanced and thoughtfully designed living space. The ground floor comprises a welcoming entrance hallway, a generous separate reception room with a working gas fireplace, a cloakroom, and a stunning extended kitchen/family room with bi-folding doors opening onto the rear garden. The upper floors provide three bedrooms and a contemporary family bathroom, while the top floor hosts a superb principal suite with an ensuite shower room, set within a well-executed loft extension. A standout feature is the generous south-west facing garden, complete with useful rear access that is perfect for families and outdoor entertaining.

Observatory Road is ideally placed for excellent local amenities, including Waitrose, a range of independent shops, restaurants, gastropubs, and coffee shops. Mortlake Station is within easy walking distance, offering swift links into central London, and there are numerous bus routes serving nearby towns.

- Four Bedrooms
- Two Bathrooms
- Reception Room With Feature Fireplace
- Stunning Extended Kitchen / Dining Room
- Freehold | EPC TBC | Council Tax G
- 0.6 Mile To Mortlake Train Station (24 minutes to Waterloo)
- Sheen Mount Primary School Catchment
- Parkside Location
- Well Presented Throughout
- South West Facing Garden

Observatory Road

Approximate Gross Internal Area = 1632 sq ft / 151.6 sq m
(Including Reduced Headroom / Eaves)
Reduced Headroom / Eaves = 69 sq ft / 6.5 sq m

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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.



