



**Sisters Avenue, SW11**  
£950,000

**Dexters**



## Sisters Avenue, SW11

An exceptional Victorian conversion presented in immaculate order throughout measuring over 1,000 sq ft. Comprising a generous reception room, an eat-in kitchen, two double bedrooms, two bathrooms, separate WC and a large private garden. The property benefits further from side access, has a recently refurbished front garden and comes with a share of the freehold.

You enter into a bright bay-fronted reception room at the front of the property, leading through to a well-proportioned kitchen at the rear with doors opening out to the large private garden, the home's standout feature and perfect for entertaining or relaxing outdoors. The accommodation includes two generous bedrooms, both with en-suite bathrooms, along with a separate WC, while the principal bedroom is positioned on the lower ground floor, offering a peaceful and private retreat. There is also potential to extend into the side return (STPP).

Sisters Avenue is a sought after quiet residential street located North of Clapham Common. It is situated in the catchment areas for some of the best schools; Belleville Primary School, Eaton House, Parkgate House, and Belleville Wix Academy. It is equidistant to the fantastic shops, bars and restaurants of Clapham Old Town and Northcote Road and near the transport links of Clapham Junction overground and Clapham Common underground.

### Features

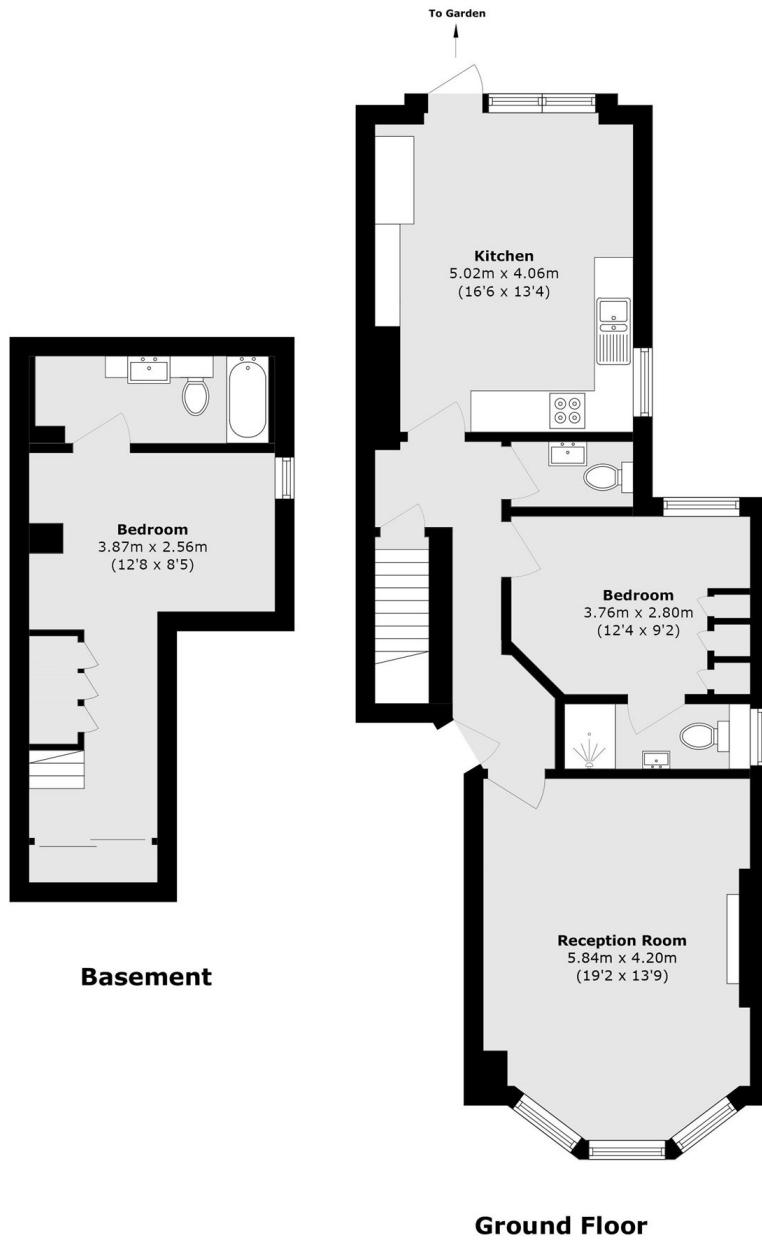
- Victorian Conversion
- Eat-In Kitchen
- Two Double Bedrooms
- Large Private Garden
- Over 1,000 Sq Ft
- Share Of Freehold







# Sisters Avenue, London, SW11



Total area (approx.): 94.6 sq. m (1018.2 sq. ft)

# Dexters

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Sales  
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Energy Rating: D. We aim to make our particulars both accurate and reliable. However they are not guaranteed; nor do they form part of an offer or contract. If you require clarification on any points then please contact us, especially if you're traveling some distance to view. Please note that appliances and heating systems have not been tested and therefore no warranties can be given as to their good working order.

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Estate Agent  
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