



**Birchwood Road, SW17**

**£1,295,000**

**Dexters**



## Birchwood Road, SW17

A truly impressive and rare end of terrace Victorian home in the heart of Furzedown with a footprint spanning over 2,300 sqft with seven bedrooms, an open-plan kitchen/reception room, period features throughout, a garden with potential to extend (STPP Planning Ref: 2021/2543) and a detached garage.

With a larger than average plot, the house retains a handsome exterior and invites you in via a stunning hallway with original Victorian tiles in great order leading to an open-plan kitchen/reception room furnished with wall and base units, a breakfast island and solid worktops. To the rear there is a large reception room furnished with original wooden floors and fireplace and doors opening onto a private garden with a detached garage. The ground floor also retains a cellar and downstairs bathroom/utility area.

Over the first and top floors, there are seven bedrooms and two bathrooms with excellent proportions. The property is well positioned for catchment to Graveney School.

Arguably the most desirable road in Furzedown looking onto Tooting Bec Common, Birchwood Road is enviably positioned for the eclectic mix of shops, boutiques and eateries of Moyser Road. Excellent transport links of Tooting Broadway & Bec Tube Stations are also a short walk.

### Features

- Seven Bedrooms
- Further Scope to Extend (STPP)
- Stunning Period Charm
- Cellar
- Detached Garage
- Three Bathrooms











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