



## Lambourn Road, SW4

£1,375,000

2 3 2 D

- Substantial Victorian House
- Needing modernisation
- Excellent local transport links
- West facing garden
- Scope for extension STPP
- Chain free









## ABOUT THE PROPERTY

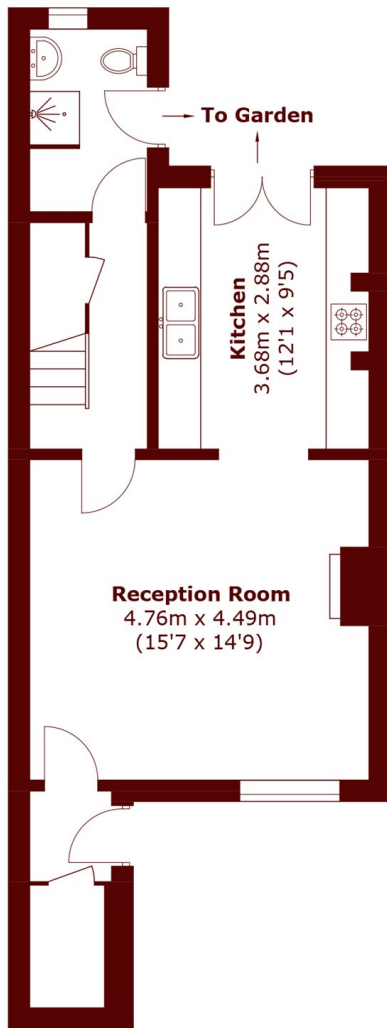
Substantial period house in the heart of Clapham Old Town. West-facing garden, scope to modernise and extend (STPP). Offering four-bedroom potential, chain free and ideal for a quick sale.

This substantial period house offers excellent scope for modernisation and extension, subject to the usual consents. Currently arranged over three floors and extending to approximately 1,434 sq ft, the property provides a flexible layout that could be configured as a four-bedroom home, although the previous owner utilised the space differently to suit their needs.

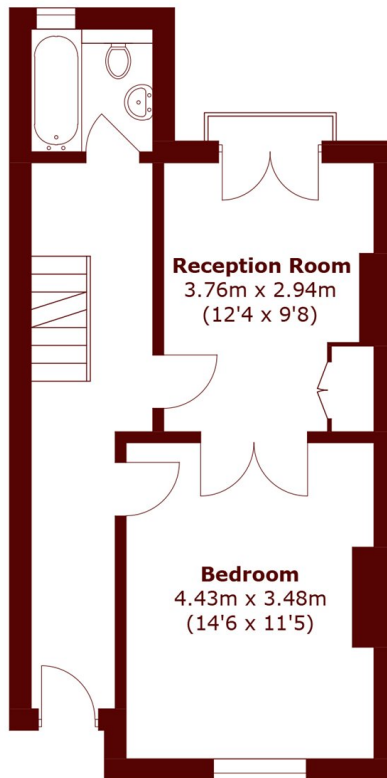
The accommodation includes generous reception space, a kitchen with direct access to a west-facing garden, and well-proportioned bedrooms across the upper floors. With good ceiling heights, a versatile footprint and strong underlying proportions, this presents an ideal opportunity for a purchaser to create a bespoke family home tailored to their own requirements.

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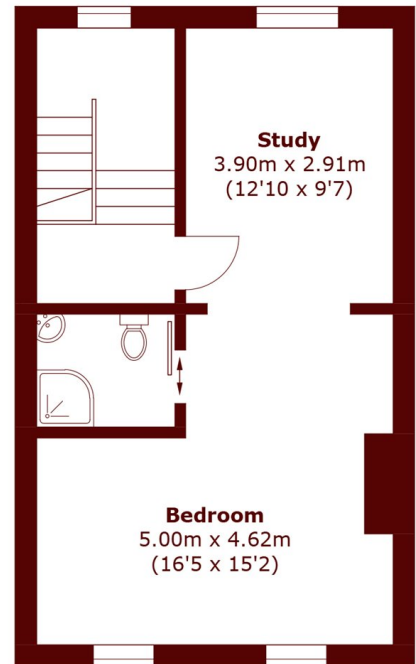




**Lower Ground Floor**



**Ground Floor**



**First Floor**

Total area (approx.): 133.3 sq. m (1,434.7 sq. ft)

**Marsh & Parsons Clapham**  
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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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