

SUFFOLK ROAD, BARNES, SW13

£2,850,000



WILFORDS  
LONDON

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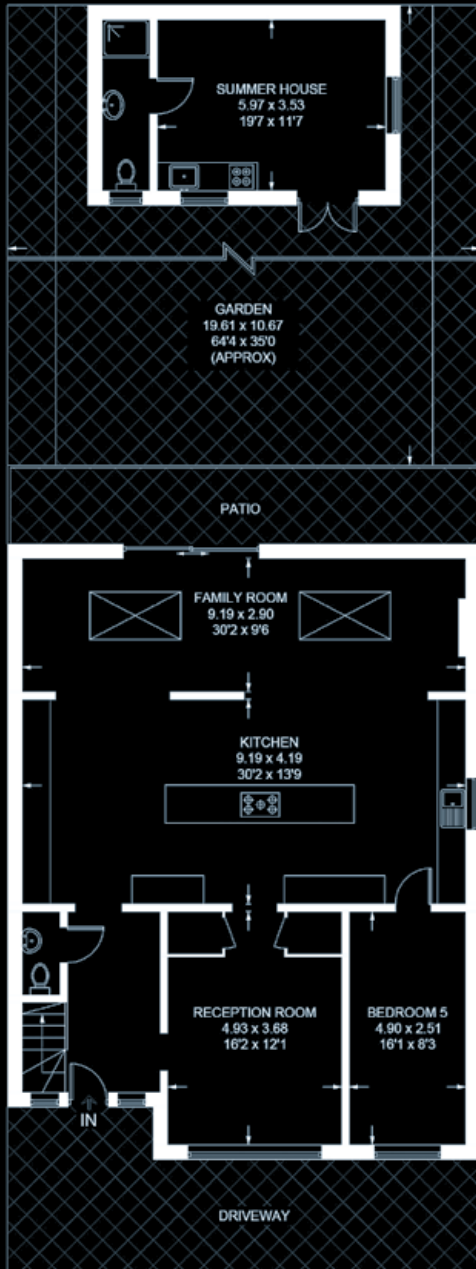
2,688 SQ FT / 250 SQ M | 4 BEDROOMS | 4 BATHROOMS | 1 RECEPTION

A substantial four-bedroom semi-detached family house which has been extensively and beautifully refurbished to an exacting standard. The ground floor has been expertly extended and reconfigured, delivering a layout perfect for day to day living and equally ideal for entertaining. The key feature being an inviting open-plan kitchen which opens out onto a secluded South facing rear garden measuring 65' x 35' and incorporates a delightful summer house. The ground floor also offers two further reception rooms and a guest cloakroom/W.C. Over the first and second floors, the generously proportioned rooms are arranged as a primary bedroom complete with an en-suite bathroom, plus three further double bedrooms paired with three bathrooms, two of which are also en-suite. At the front is a neat front garden and a privately accessed driveway.

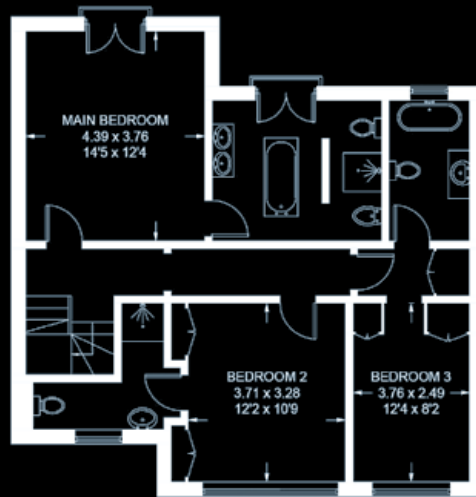
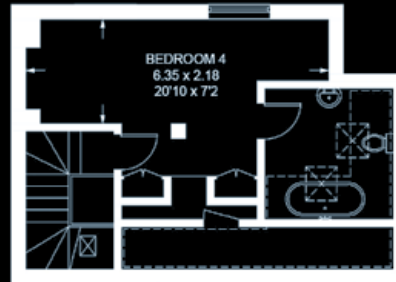
Situated within a tranquil residential pocket of Barnes, the property enjoys proximity to various local schools including Harrodian and St. Paul's and a short stroll to a diverse array of shops, dining options, and transportation links. Additionally, it stands mere moments away from the renowned WWT London Wetlands Centre, enriching the area's natural allure, which also includes close proximity to the River Thames.



Approximate Gross Internal Area = 228.2 sq m / 2456 sq ft  
 Summer House = 21.6 sq m / 232 sq ft  
 Total = 249.8 sq m / 2688 sq ft



= Reduce head height below 1.5m



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This plan is for layout guidance only. Not drawn to scale unless stated. Windows and door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them. (ID1051867)

Floor plan for identification purposes only - not to scale

Misrepresentation Act 1967.

This brochure and the descriptions and measurements herein do not constitute representation and whilst every effort has been made to ensure accuracy, this cannot be guaranteed.

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