

KYRLE ROAD, SW11
GUIDE PRICE: £1,500,000 - £1,750,000



WILFORDS

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KYRLE ROAD, SW11
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5 BEDROOMS | 2 BATHROOMS | 2 RECEPTION ROOMS | KITCHEN | FREEHOLD | 2,085 SQ FT | 194 SQ M

Beautifully presented Victorian home Between the Commons.

Nestled on a highly sought-after road immediately off Clapham Common West Side, this stunning Victorian terraced house offers over 2,080 sq. ft. of elegant living space. Immaculately presented throughout, the property seamlessly blends charming period features—including original fireplaces, sash windows, and soaring high ceilings—with contemporary design and modern fittings.

The ground floor boasts a spacious double reception room, perfect for entertaining or relaxing, leading into a stylish shaker-style kitchen/breakfast room. Thoughtfully designed, the kitchen features bifold doors that open onto a compact, private south-east facing garden, creating a wonderful indoor-outdoor flow.

Over the first and second floors the home offers five generous double bedrooms, complemented by two sleek modern bathrooms and an small office/store room. Further benefits are a guest WC, and a useful cellar providing excellent storage or potential utility space.

This exceptional property combines timeless character with modern comfort in one of South West London’s most desirable locations, close to the Northern Line underground station as Clapham South and myriad shops, bars and restaurants on Northcote Road.



Approximate Area = 185.0 sq m / 1991 sq ft
 Cellar = 8.7 sq m / 94 sq ft
 Total Area = 193.7 sq m / 2085 sq ft
 (Including Limited Use Area / Eaves 7.5 sq m / 81 sq ft)



KYRLE ROAD, BETWEEN THE COMMONS, SW11

In accordance with the Property Mis-Description Act 1991, the following details have been prepared in good faith, and are not intended to constitute part of an offer or contract. Any information contained herein (whether in the text, plans or photographs) is given in good faith but should not be relied upon as being a statement of representation of fact. Nothing in these Particulars shall be deemed to be a statement that the property is in good condition or otherwise nor that any services or facilities are in good working order. Any measurements of distances referred to herein are approximate only.

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 preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them.

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