



Selbon

Residential sales & lettings

Lilyville Road, Fulham,
London, SW6 5DP

Guide price £2,250,000 Freehold

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01252 979300

[Selbonproperty.co.uk](https://selbonproperty.co.uk)

- Substantial Semi Detached Home
- 2 Receptions Room & Kitchen (Ground Floor)
- 3 Bedrooms, Kitchen/Bedroom, Shower Room & WC (1st Floor)
- Gas Radiator Heating & Wooden Sash Windows
- Opportunity For Modernising & Remodeling
- Versatile Living Accommodation Over 3 Floors
- Rear Lobby/Shower Room & WC (Ground Floor)
- 2 Bedrooms & Eaves Storage (2nd Floor)
- Enclosed Courtyard Style Garden
- Scope To Extend (STPP), Including Potential Basement Development

Selbon Estate Agents are delighted to offer this substantial semi detached family home to the market with circa 2139 sq ft versatile living accommodation, set over 3 floors, situated on this highly desirable street, off the Fulham Road.

Having been in the same family since the late 1800's, this wonderful home is coming to the market for the first time. Offering an exciting opportunity to modernise and remodel the existing home as well as having the potential for extension, including a basement development. The property is ideal for an investment buyer or a family looking to design the perfect family home.

Accessed via the courtyard style front garden, the front door leads to the entrance hall with stairs to the first floor landing and doors to the bay fronted lounge, dining room with double doors to the rear garden, the kitchen as well as a door leading to steps to the basement.

The ground floor accommodation is complimented by a rear lobby/shower room with doors to a separate WC and the rear garden.

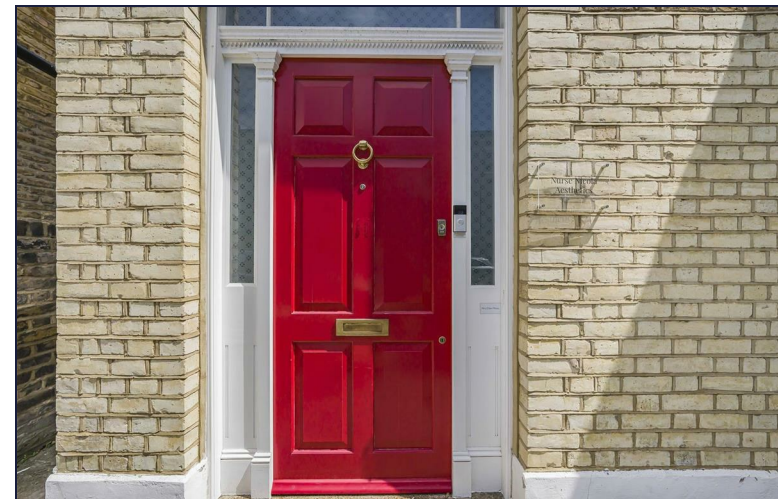
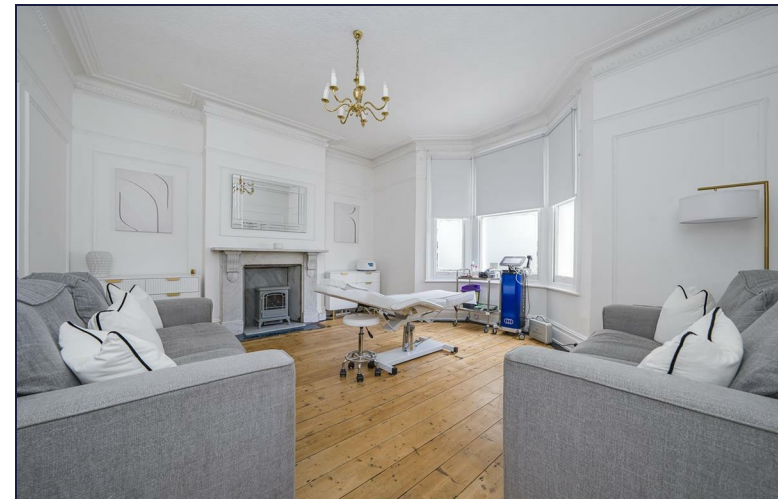
The first floor landing has doors to 3 bedrooms, a kitchen/bedroom, shower room, separate WC and stairs to the second floor landing, which in turn has 2 bedrooms.

Further benefits include, gas radiator heating, sash windows, a court yard style rear garden, there is on street parking subject to parking restrictions (Ringo Parking App). We are advised that you can apply for residents and visitor parking permits.

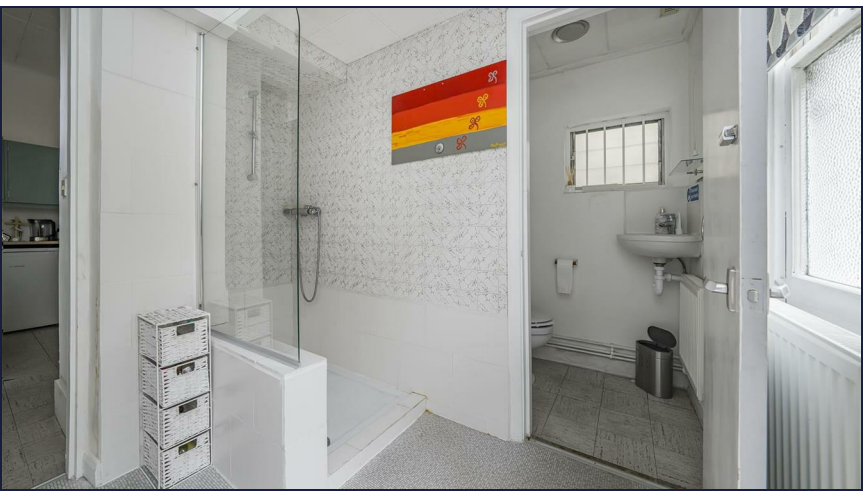
Lilyville Road is located off the Fulham Road, offering convenient access to a variety of local shops, cafes, restaurants and Fulham Broadway. The scenic Bishops Park, with its lush green spaces and riverside walks, are within close proximity with Chelsea's football ground Stamford Bridge, a short distance away.

There is convenient road links into the City, as well as underground stations at Parsons Green and Putney Bridge both served by the District Line.

The home is offered with no onward chain and a viewing is highly recommended.









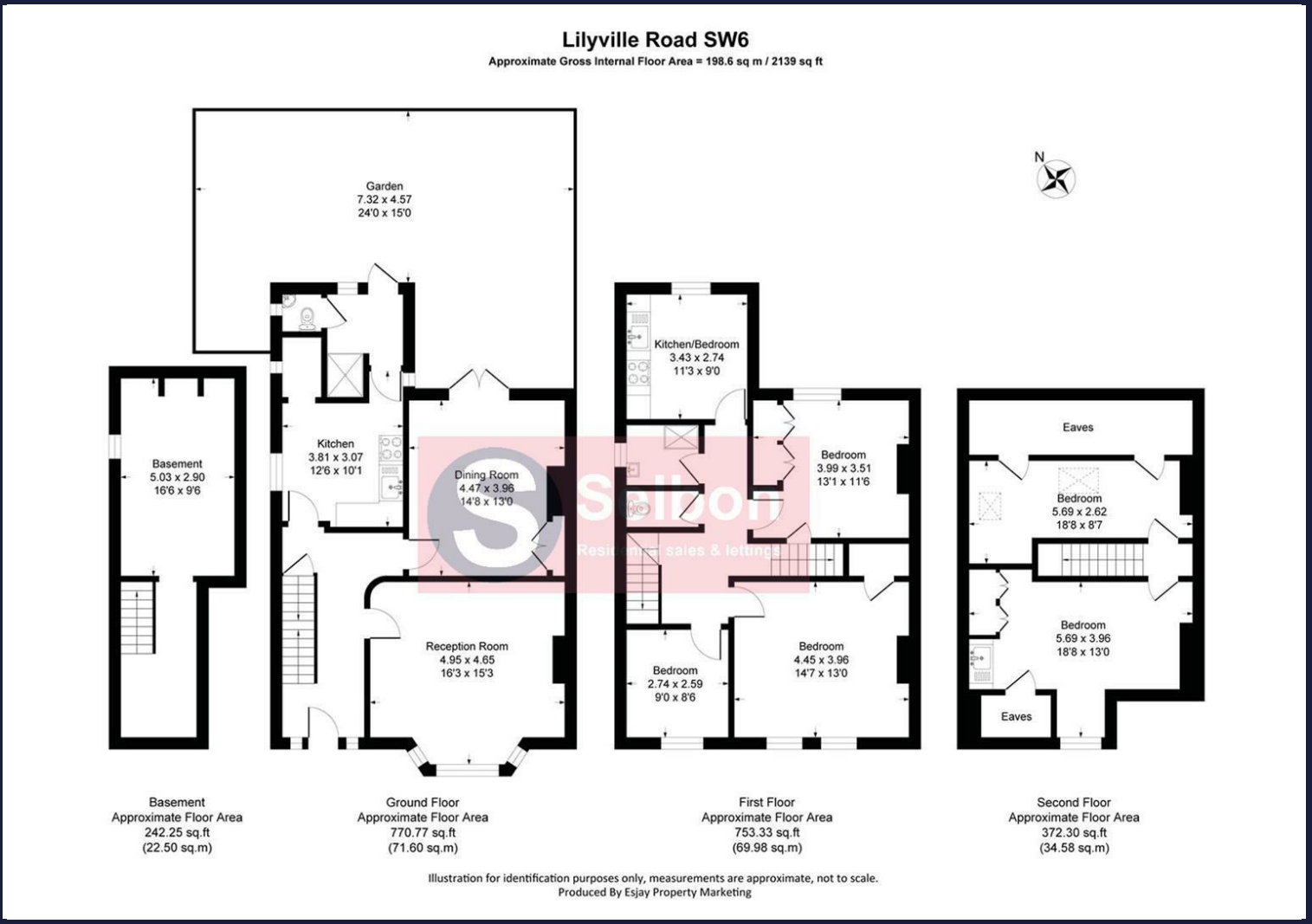




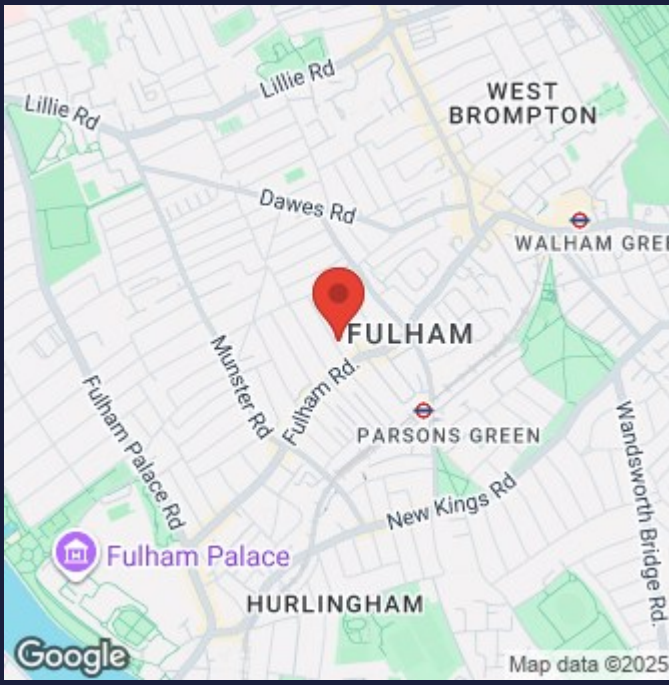




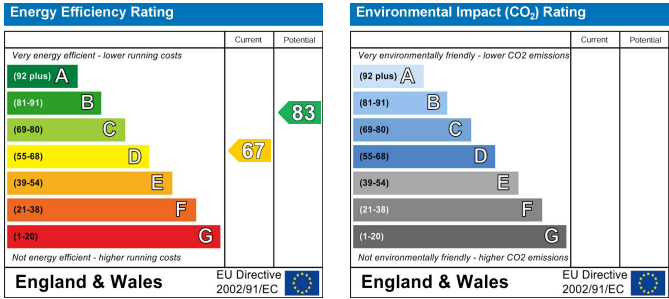
Floor Plans



Area Map



Energy Performance Graph



Viewing

For further information on this property or to arrange a viewing please contact Selbon Estate Agents on 01252 979300

Council Tax Band: H

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