



**Elms Crescent, Clapham, SW4**

4 bedroom house for sale

**£1,375,000**

Freehold

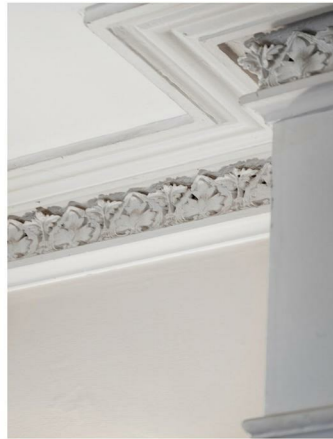
## Property Details

A handsome example of a four double bedroom Victorian house, this property on the leafy Elms Crescent boasts over 2,000 square feet of internal living space and will tick boxes for a wide range of purchasers. Perfectly located within easy reach of Abbeville Village, Clapham High Street and Clapham South, this characterful terraced house will appeal to purchasers who are contemplating moving to these sought-after locations. The property has an abundance of characterful features, coupled with some lovely architectural features like double-height ceilings in the kitchen diner. The house is a blank canvas and a rare opportunity to make this home truly your own by stamping your own mark on the property. The ground floor comprises of a wonderfully bright and airy double-aspect reception, flooded with natural light thanks to the large bay window at the front and adorned with two feature fireplaces and beautifully corniced ceilings. Along the hallway, a spacious kitchen is ideal for any keen cooks, with ample storage and worktop space, boasting ample room for a large dining table, as well as the double-height feature ceiling, which is a real talking point that brings generous light and flair to the room. French double doors create a seamless transition from inside to outside where purchasers will enjoy relaxing in the sunny and peaceful mature rear garden, which is over fifty feet in length.

## Features

- Victorian terraced freehold house
- Four double bedrooms and two bathrooms
- Over 2,000 square feet of internal living space
- Many original features and architectural additions
- Scope to improve
- Large private garden
- Close to Abbeville Village and Clapham Common
- Victoria and Northern lines within walking distance
- Brixton within a 15-minute walk
- Chain-free

Council tax band G    EPC rating C (69)





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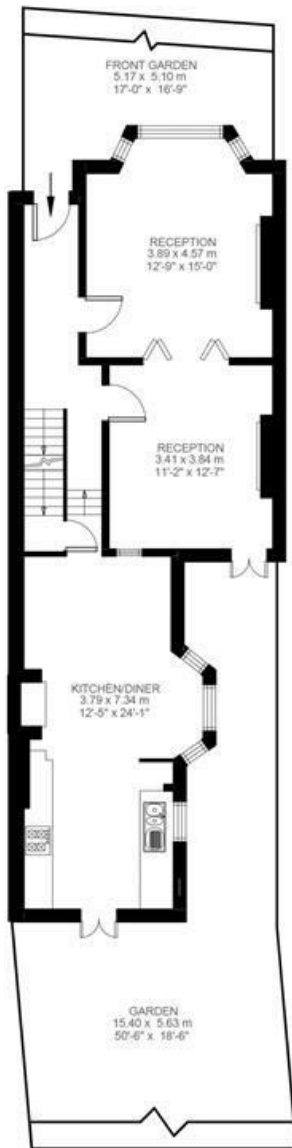
4 Bedroom House

Approx internal area:

**2060 sqft 191 sqm**

While we do try our very best, floor plans are produced as a guide only and we take no responsibility for the precise accuracy with which any property is represented

Elms Crescent



Ground Floor



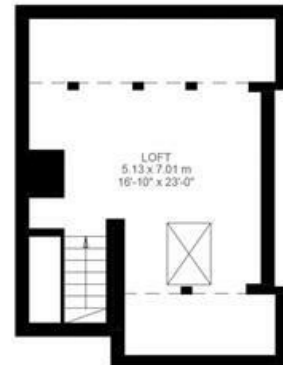
First Floor



Lower Ground Floor



Second Floor



Third Floor



