

Chatto Road
SW11



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A bright and beautifully presented Victorian house on this much sought-after residential street situated a stone's throw from Honeywell School.

Terraced Victorian house | Double reception room | Extended kitchen/breakfast room | Four double bedrooms | Two bathrooms | Guest cloakroom | South facing garden | 1,700 sq. ft. / 157.9 sq. m | EPC rating: C | Council tax band: F | Chain free

This beautiful Victorian house is situated on Chatto Road, one of the best streets 'between the commons' and is close walking distance from both Honeywell and Belleville Schools. In excellent condition, this extended family home measures approximately 1,700 sq. ft and retains a wealth of original period features. It is finished to a fantastic standard and has a lovely south facing garden.

Asking price:
£1,575,000

Freehold

Borough of
Wandsworth



As you enter, to your left you find the bright double reception room with high ceilings, original period features and built in cabinets and shelving. With wooden flooring throughout, this family room features a wide bay window with plantation shutters. The house then takes you through to a stunning extended kitchen/breakfast room, with a central breakfast bar, which is perfect for family life and entertaining. The kitchen has an extensive range of fitted wall, base units, and multiple integrated appliances, including a Rangemaster cooker with gas burning hob.

Through the full width floor to ceiling bi-fold doors, you step into the secluded and pretty south facing garden, which benefits from raised beds with matured shrubs, plants and flowers. With stone paving throughout, this bright garden feels like an extension of the kitchen and further benefits from two useful wooden storage units. In addition, and completing the ground floor, there is a good-sized guest cloakroom and utility area.





"We have cherished our time on Chatto Road. The close proximity of Honeywell School, the Commons, the array of establishments on Northcote Road and transport links have been enriching for our young family - as has the rich community spirit. It really is like living in a village that happens to be in London."

Owners



The first floor comprises three double bedrooms and a family bathroom. The large front principal bedroom has an original fireplace and surround and features three sash windows with plantation shutters. To the centre of the house, you have another double bedroom which overlooks the rear and is currently used as a children's bedroom. Adjacent is a generous family bathroom with a vanity unit and a bath with shower overhead. At the rear of this floor, you find a further double bedroom which could also make a useful home office which overlooks the garden.

On the top floor there is a further large bright double bedroom with Velux skylights to the front and a pretty window overlooking the gardens to the rear. This room also gives access to a useful amount of eaves storage. On the mezzanine floor to the rear you find a sizeable and stylish shower room which is tiled throughout and has a generous walk-in shower.



Chatto Road offers easy access to the amenities of Northcote Road and Webb's Road with its vast array of restaurants, shops, cafés and bars. The wide-open spaces of Clapham Common and Wandsworth Common are located within a few minutes walk with all their sports pitches, tennis courts, ponds and playgrounds.

There are excellent transport links including Clapham Junction mainline station, Clapham South underground station, and Wandsworth Common station. There are also multiple bus routes going into Central London and beyond.

The immediate area provides an excellent variety of well-established independent and state schools in the area, with both Honeywell School and Belleville School being a very short walk from the house. Thomas's Clapham, Eaton House and Broomwood Hall are also located nearby.



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