

Holmesdale Avenue, London
Guide Price £1,200,000

Charming 4 bed semi-detached home | Freehold **UNDER OFFER**

A charming and superbly located semi-detached 4 bedroom family home, quietly positioned within a discreet cul-de-sac in the heart of East Sheen. Rich in character and warmth, the property retains a wealth of original features including fireplaces, original windows, high ceilings and wood flooring, creating a home of genuine charm. The house offers well-balanced and versatile accommodation, thoughtfully extended across the ground floor to provide excellent family living and entertaining space. The welcoming entrance hallway leads to a beautiful bay-fronted double reception room with original fireplace, while to the rear a full-width extension creates a wonderful kitchen and dining space with doors opening directly onto the private garden, allowing for a seamless connection between inside and out. There is also a utility room with side door and downstairs cloakroom. Upstairs, the first floor comprises a generous principal double bedroom with original fireplace, double bedroom with loft access, third bedroom, fourth bedroom/study, refitted family bathroom. The property also offers excellent potential to extend the already partially converted loft space, subject to the usual planning consents. Please note that the current loft is partially converted with skylight, light, power, and currently an ideal space for storage. Externally, the rear garden is private with lawn, established planting and practical gated side access. Perfectly positioned close to Sheen Mount Primary School, excellent amenities, cafés and further highly regarded schools of East Sheen, this is an exceptional opportunity to acquire a characterful family home in one of the area’s most sought-after locations. The property is offered for sale with the added advantage of no onward chain.

Located in the heart of East Sheen, Holmesdale Avenue offers an exceptional opportunity to live in a highly sought-after, family-oriented neighbourhood renowned for its vibrant community spirit and outstanding local amenities. Perfectly positioned on the doorstep of local shops, restaurants, and the bustling town centre, this location provides the best of both worlds; tranquility and convenience. Boasting an abundance of outdoor spaces, stunning Richmond Park, Palewell Common, and Sheen Common, and the nearby River Thames further enhances the outdoor lifestyle.

Council Tax Band: F (London Borough of Richmond upon Thames)
Tenure: Freehold
Parking options: On Street
Garden details: Private Garden, Rear Garden








Whilst every effort is made to ensure the accuracy of these details, it should be noted that the measurements are approximate only. Floorplans are for representation purposes only and prepared according to the RICS Code of Measuring Practice by our floorplan provider. Therefore, the layout of doors, windows and rooms are approximate and should be regarded as such by any prospective purchaser. Any internal photographs are intended as a guide only and it should not be assumed that any of the furniture/fittings are included in any sale. Where shown, details of lease, ground rent and service charge are provided by the vendor and their accuracy cannot be guaranteed, as the information may not have been verified and further checks should be made either through your solicitor/conveyance. Where appliances, including central heating, are mentioned, it cannot be assumed that they are in working order, as they have not been tested. Please also note that wiring, plumbing and drains have not been checked. Some images may have been virtually staged or digitally enhanced and are for illustration only.











Holmesdale Avenue, SW14

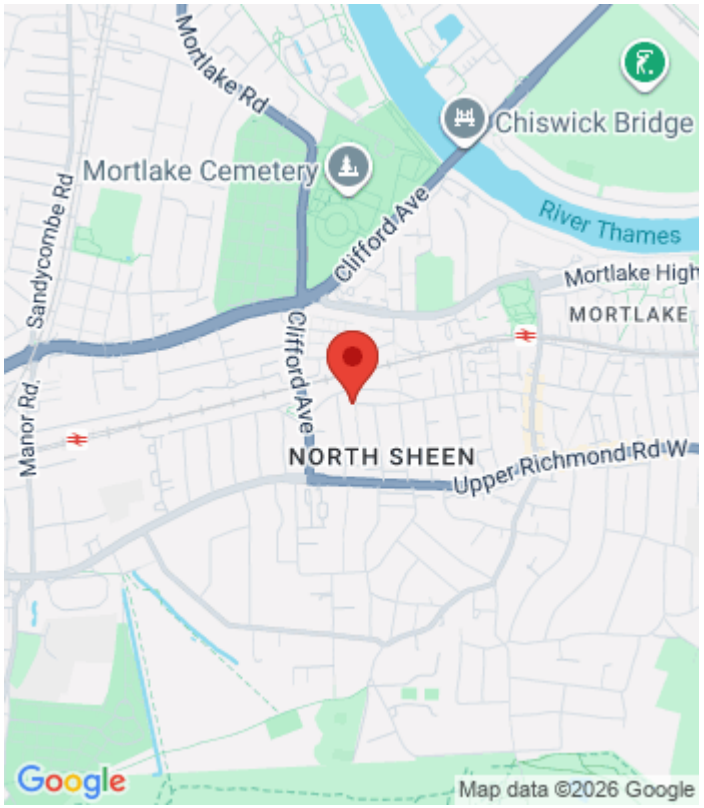
Approximate gross internal area

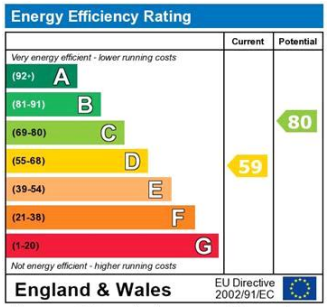
125.57 sq m / 1352 sq ft

Key :
CH - Ceiling Height



Not to scale, for guidance only and must not be relied upon as a statement of fact.
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The energy efficiency rating is a measure of the overall efficiency of a home. The higher the rating the more energy efficient the home is and the lower the fuel bills will be.

Viewing by appointment only
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