



HOSACK ROAD, SW17

Carter Jonas

HOSACK ROAD, SW17

A charming and beautifully presented 5-bedroom Victorian terraced family home, offering an abundance of period character alongside spacious and versatile accommodation extending to approximately 2,028 sq ft.

The property features two elegant reception rooms, ideal for both family living and entertaining, together with a well-appointed kitchen and generous living space throughout. There are two bathrooms, including a spacious en-suite to the top floor bedroom, providing excellent convenience for modern family life.

Further benefits include a useful cellar offering additional storage, and an attractive private rear garden, creating the perfect outdoor space for relaxing and entertaining.

Hosack Road is a particularly attractive residential street in one of Balham's most desirable locations. Positioned just moments from the vibrant shops, restaurants, cafés and amenities of Balham High Road, the property also benefits from excellent transport connections. Wandsworth Common, outstanding state and private schools, and a range of local leisure facilities are all within easy walking distance.

Key Features:

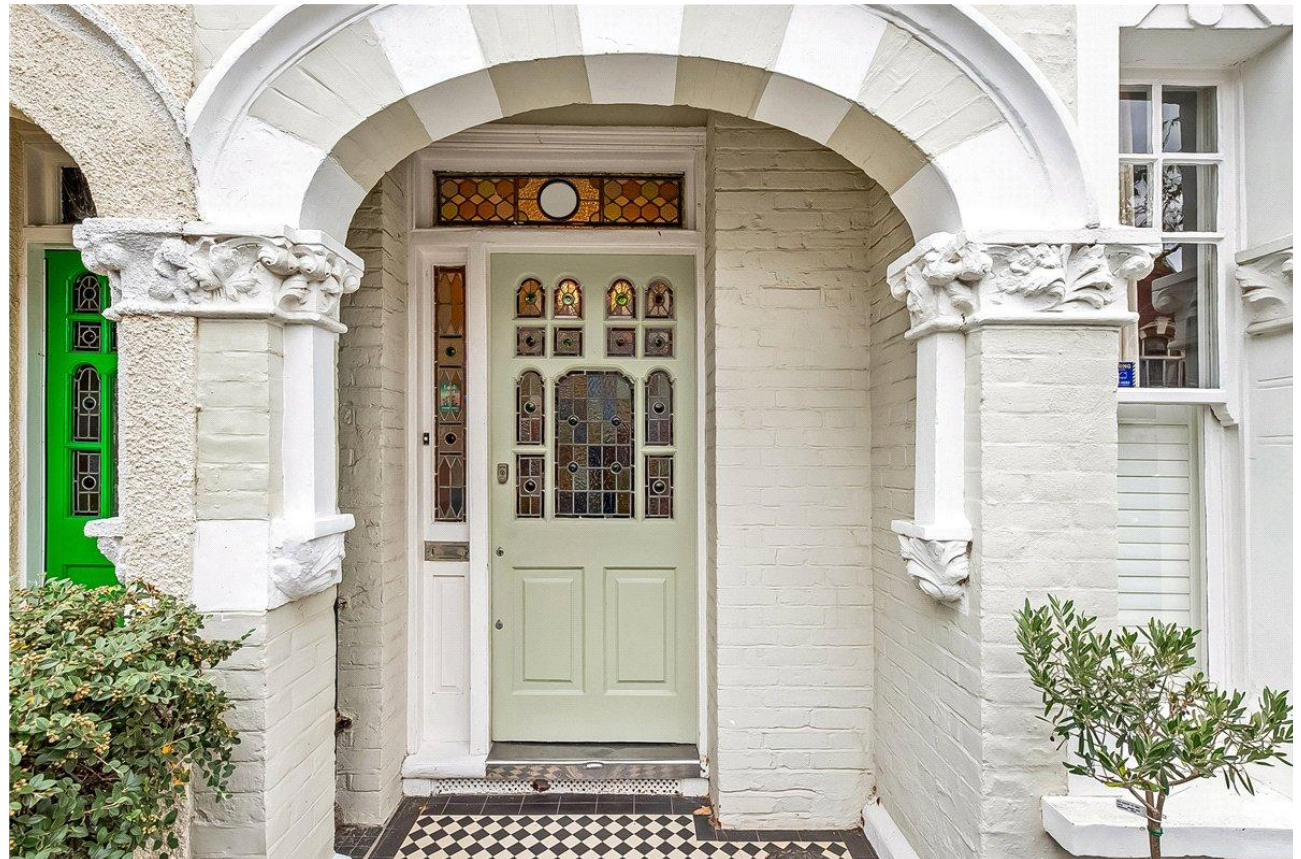
- Period features throughout
- Four double bedrooms
- Fifth single bedroom or study
- Two reception rooms
- Two bathrooms, including one en-suite (top floor)
- Attractive private rear garden
- Cellar storage
- Approximately 2,028 sq. ft of internal accommodation
- Highly sought-after residential location

TENURE Freehold

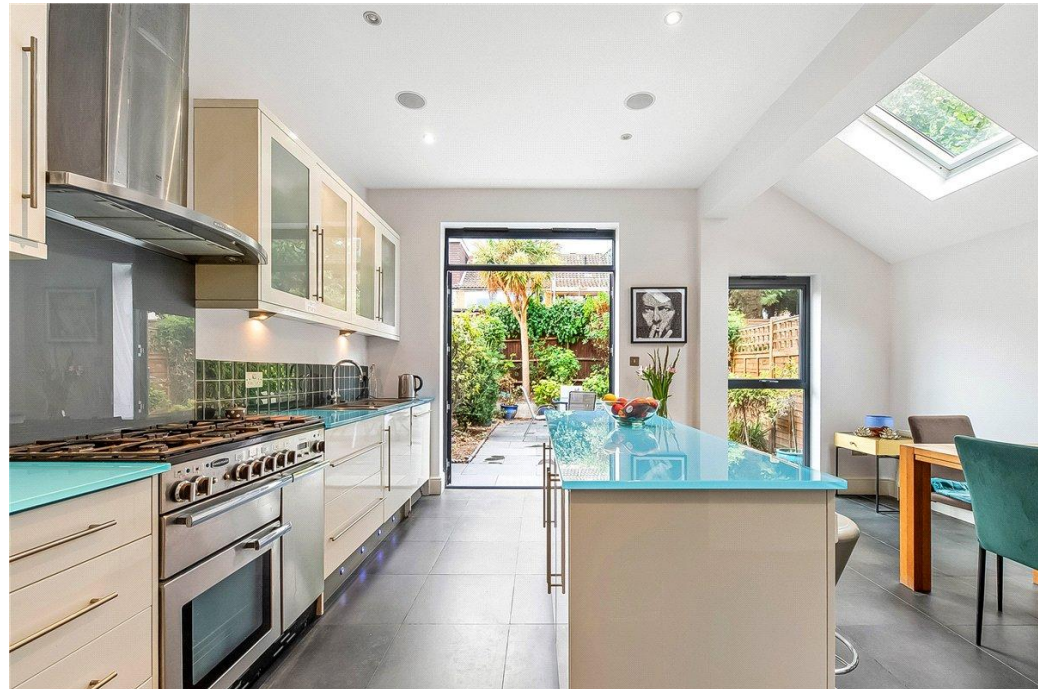
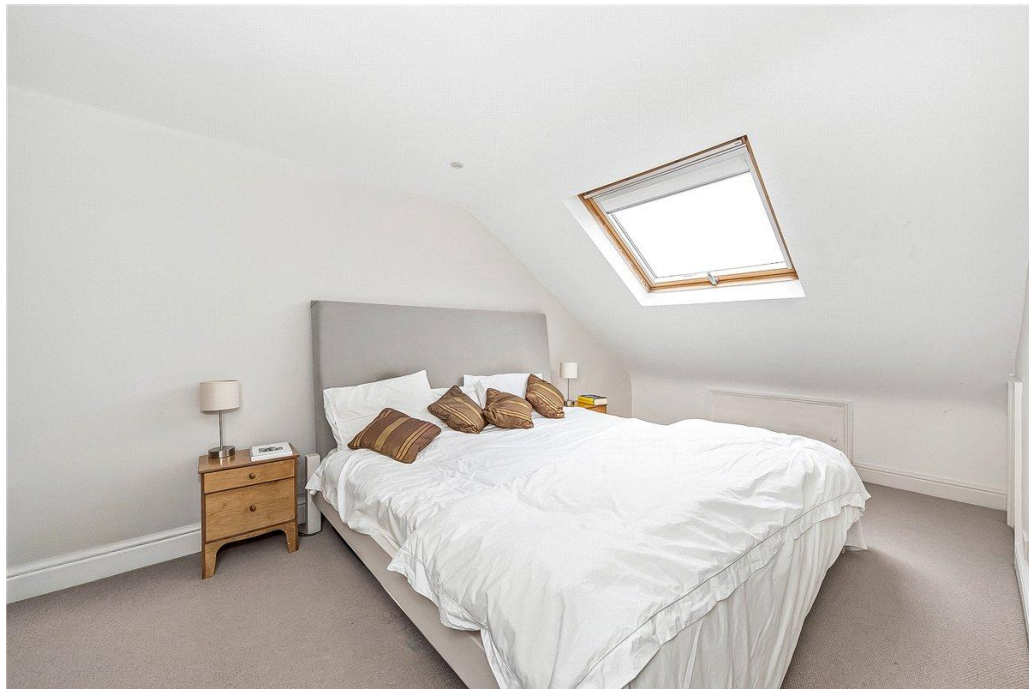
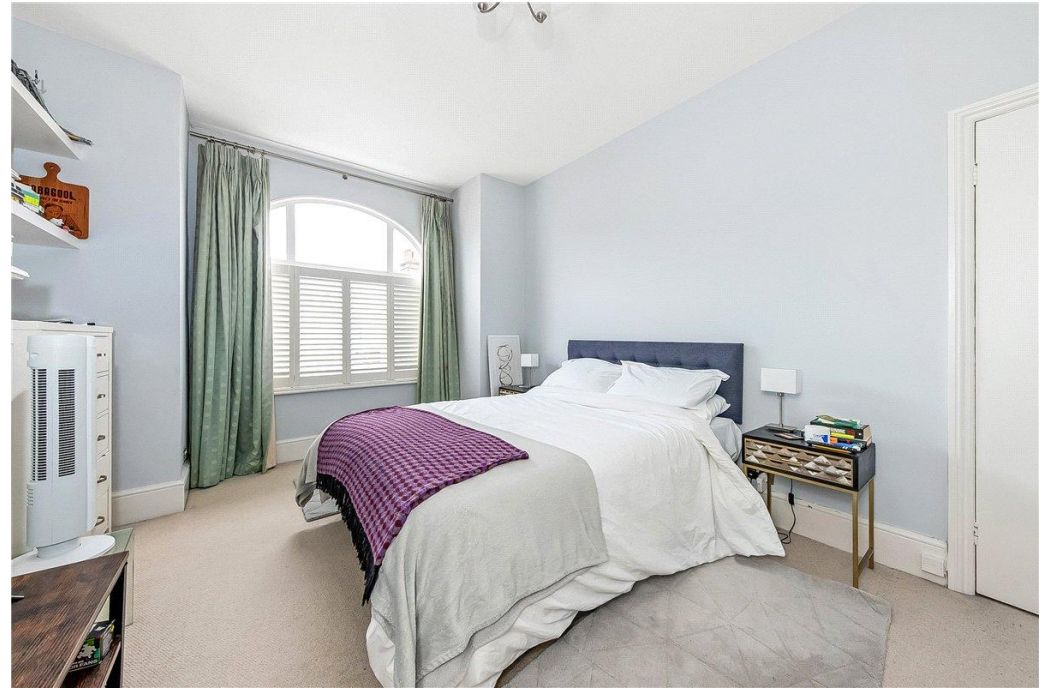
LOCAL AUTHORITY London Borough of Wandsworth

EPC BAND C

A CHARMING AND BEAUTIFULLY PRESENTED 5-BEDROOM VICTORIAN TERRACED FAMILY HOME LOCATED IN THIS HIGHLY SOUGHT AFTER LOCATION MOMENTS AWAY FROM BALHAM HIGH ROAD ALONG WITH EXCELLENT LOCAL TRANSPORT



Classification L2 - Business Data



Hosack Road, SW17

Approximate Gross Internal Area (Excluding Eaves)
188.4 sq m / 2028 sq ft



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 the preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them. (ID1331758)

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		
55-68	D		
39-54	E		
21-38	F		
1-20	G		
		76 C	84 B

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