



**RUSSELL  
SIMPSON**

Enchanting four-bedroom family  
home in Chelsea with roof terrace  
and garden

IFIELD ROAD  
CHELSEA SW10

Ifield Road

£3,200,000

BEDROOMS 4	INTERNAL 2,218 SQ FT	OUTDOOR 922 SQ FT	COUNCIL TAX RBKC, G
BATHROOMS 3	206 SQM	EPC D	TENURE Freehold



## The Property

Well-proportioned house with attractive interiors on the edge of the Boltons Conservation Area

Entering the house on the raised ground floor, the foyer leads through to a generous reception room. This includes wooden floors, a double aspect, high ceilings and two separate seating areas. Furthermore, a door leads through to a quiet study.





## Entertaining Spaces

The house is decorated in a comfortable, classical style and presented in good condition.

Downstairs is an open-plan kitchen with a central island, as well as a dining room with double French doors leading into the garden. This floor also offers a utility room and a guest WC, as well as separate street access.





## The Bedrooms

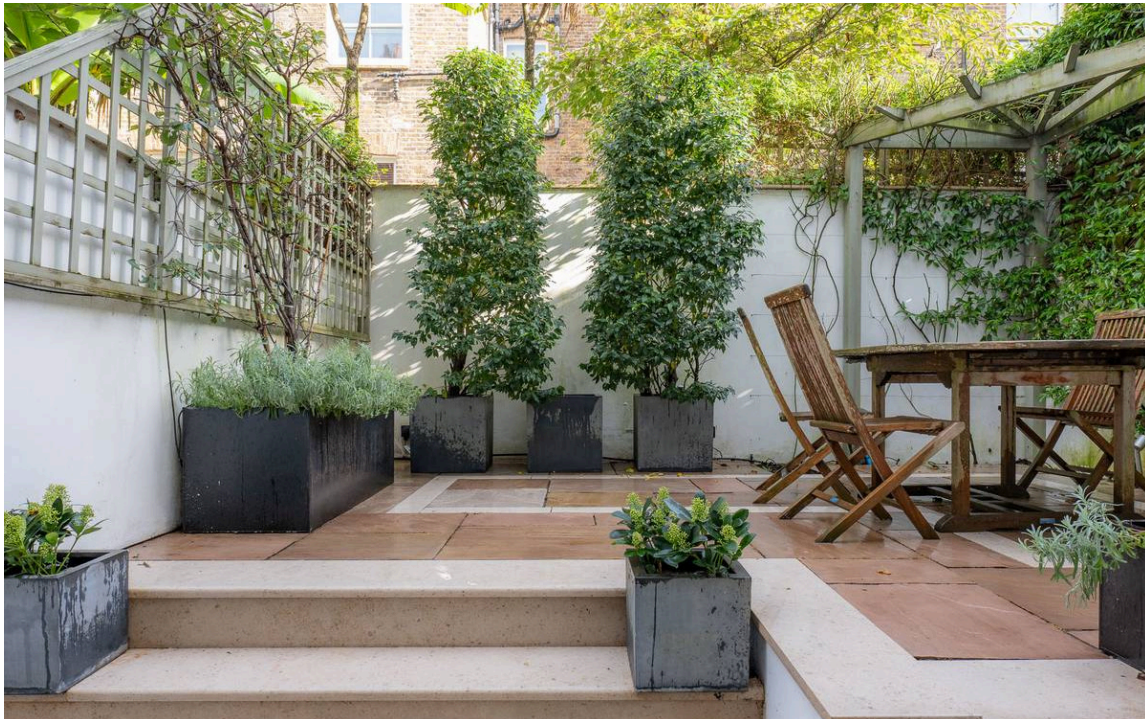
The first floor is occupied by the principal bedroom suite, which includes built-in wardrobe space and an impressive ensuite bathroom. There is a second bedroom on one half-landing and a second bathroom on the other. Finally, the top floor features a pair of bedrooms, one of them ensuite.





## Outdoor Spaces

The property includes a rear garden as well as a wonderful roof terrace with skyline views.





## The Neighbourhood

Ifield Road is a quiet street lined with Victorian terraces. The Fulham Road is a few minutes' walk away, while Fulham Broadway is also close. Beyond lies the King's Road, offering a range of excellent restaurants and shops. Finally, the property is on the edge of the beautiful Boltons Conservation Area, with its historic streets and garden squares.

# Ifield Road, SW10

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**Approximate Internal Area**  
2,218 sq ft/ 206 sq m

**Outside Area**  
923 sq ft/ 86 sq m

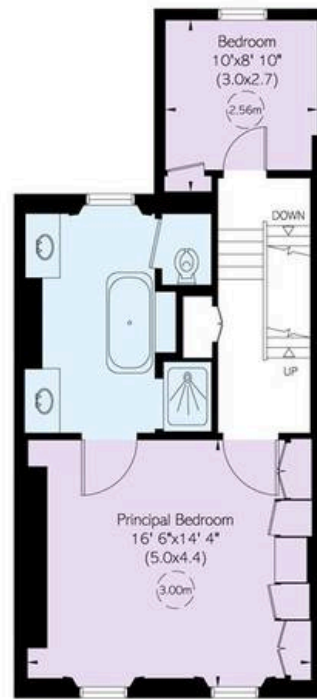
This plan is for layout guidance only. Not drawn to scale unless stated. Windows and door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes, and compass bearings before making any decisions reliant upon them.



Lower Ground Floor



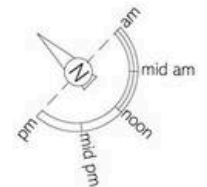
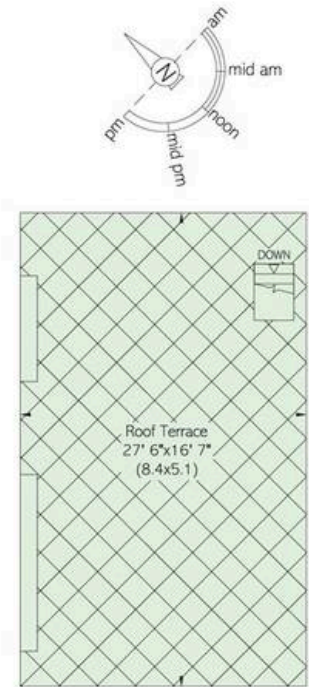
Raised Ground Floor



First Floor



Second Floor



Roof Terrace  
27' 6" x 16' 7" (8.4 x 5.1)



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