







“A beautifully considered Victorian home where period character, Scandinavian-influenced interiors and carefully chosen details come together in the heart of Clapham Old Town.”

In the heart of Clapham Old Town, this beautifully considered Victorian home on Netherford Road combines generous period proportions with a restrained, Scandinavian-influenced approach to colour, materials and design. At the entrance, an original coal-hole cover remains set into the pavement, with the former coal chute visible below, providing a small but evocative reminder of the house's Victorian past. Arranged across two principal floors, the house offers three bedrooms and a series of wonderfully proportioned living spaces, with an extensive attic above providing significant additional storage and future potential, subject to the necessary consents.

The ground floor opens into an impressive double reception room, extending to almost 25 ft and retaining much of the character of the original house. High ceilings, intricate cornicing, timber floors and a pair of original fireplaces are complemented by gently curved sash windows, which draw natural light into the room. The scale allows for distinct areas for sitting and relaxing, while carefully integrated shelving and cabinetry add useful storage without competing with the original architecture.







Across the hallway, a black-framed sliding door opens into the dining room, bringing a more contemporary note to the period interior. A large timber dining table sits beneath a Bestlite pendant, with a pair of curved sash windows and a softly restrained palette creating a natural setting for both everyday meals and entertaining.

The dining space extends through into the kitchen, which has been designed with a similarly sleek and refined approach. Schmidt cabinetry combines dark finishes with natural timber, centred around a substantial island topped in Silestone Calacatta Gold. Integrated appliances include a Liebherr wine fridge and Grohe boiling-water tap, while open shelving keeps the room feeling informal and lived-in.







Upstairs, three generous rooms are arranged across the first floor. The principal bedroom is complemented by a substantial walk-in dressing room, fitted with open storage and its own vanity area. The adjoining ensuite shower room continues the considered approach to detail, finished with Danish Vola fittings and integrated heated towel rails. One of the bedrooms is currently arranged as a study, creating a particularly comfortable space for working from home, while the third is used as a guest bedroom. The family bathroom is equally well considered, with a separate bath and walk-in shower creating a practical arrangement for everyday family life.

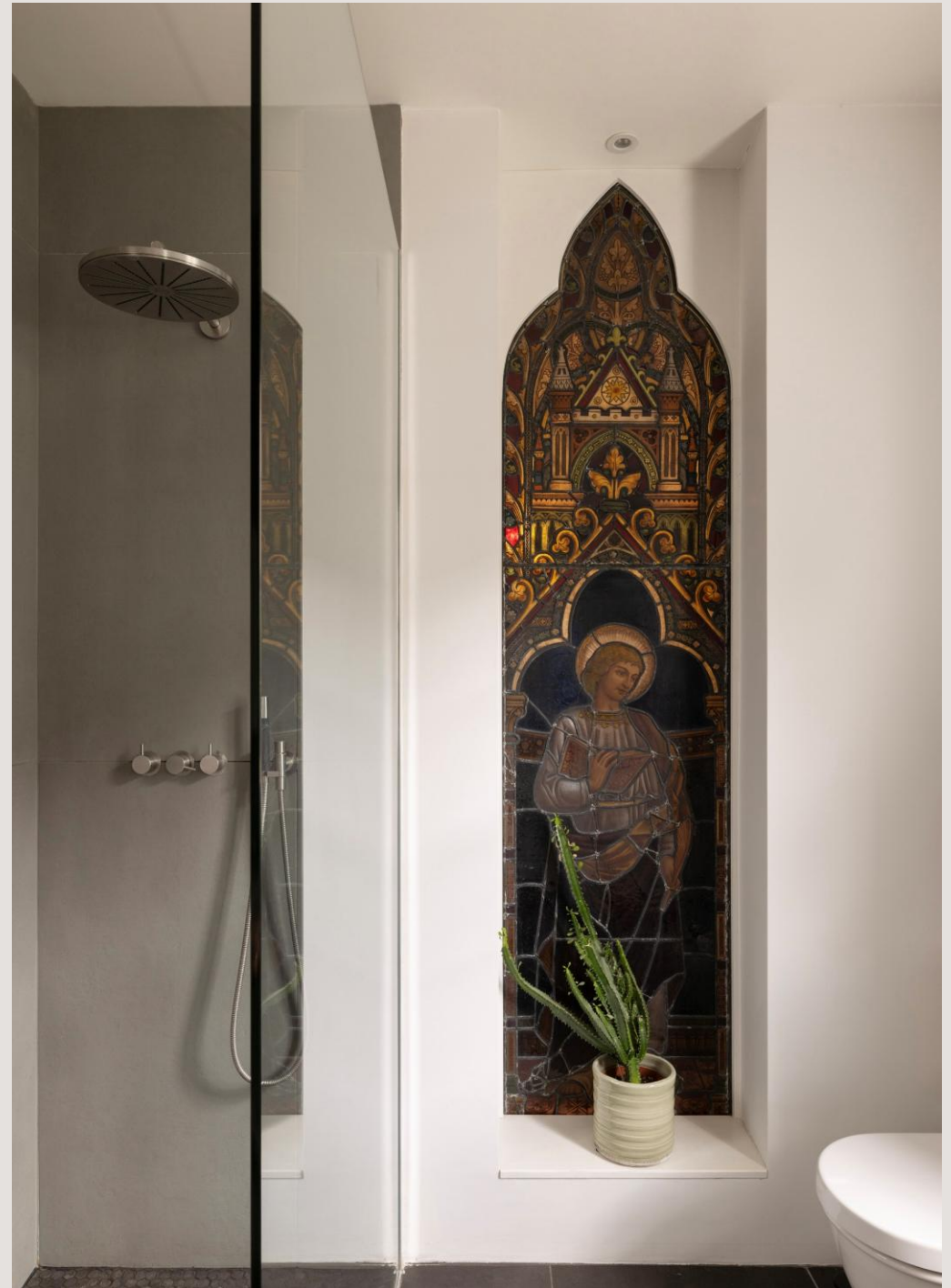
Castrads cast-iron radiators and carefully chosen lighting feature throughout the house, adding another layer of detail without overwhelming its period character. Along the staircase, a striking stained-glass window introduces colour and pattern, creating a distinctive feature as the house transitions between floors.

Above, an extensive attic runs across the width of the house, offering substantial additional storage as well as potential for future conversion, subject to the necessary consents. A separate cellar provides useful storage below.





















Outside, the south-facing garden has been thoughtfully landscaped as an extension of the house. Paved throughout and framed by clipped evergreen planting, it provides plenty of room for outdoor dining and seating, with a Morsø outdoor fireplace allowing the space to be enjoyed well beyond the summer months.

Netherford Road sits at the heart of Clapham Old Town, an especially attractive pocket of South West London characterised by handsome period streets and a strong neighbourhood feel. The cafés, restaurants, pubs and independent shops of the Old Town are moments away, including Trinity, Adam Byatt's Michelin-starred restaurant, alongside a good collection of neighbourhood favourites around The Polygon and Clapham Common.

Clapham Common itself is within easy walking distance, providing over 200 acres of open green space for running, walking and weekend life. The area is also particularly popular with families, with a strong selection of well-regarded state and independent schools nearby. Clapham Common and Clapham North Underground stations provide Northern line connections across central London, while nearby Wandsworth Road offers London Overground services, making the house exceptionally well placed for both the City and West End.









Netherford Road SW4

£1,685,000

FREEHOLD

COUNCIL TAX BAND – F

EPC RATING – D

- Three double bedrooms
- Heart of Clapham Old Town
- Impressive double reception room
- Victorian period features throughout
- Original fireplaces and curved sash windows
- Schmidt kitchen with Silestone worktops
- Principal suite with walk-in dressing room
- South-facing garden
- Morsø outdoor fireplace
- Extensive attic conversion potential (STPP)
- Moments from Clapham Common
- Excellent Northern line and Overground connections

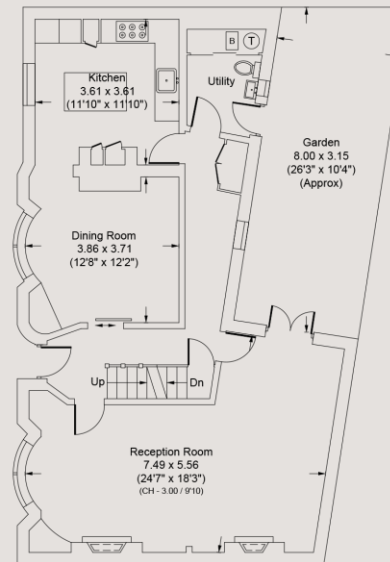
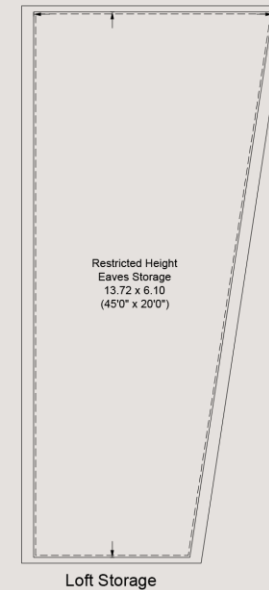
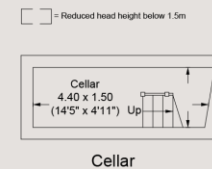
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**Story
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Beautiful homes, by design



Approx Gross Internal Area
Cellar
Loft Storage
Total
Limited Use Area

1780 Sq Ft - 165.4 Sq M
71 Sq Ft - 6.6 Sq M
728 Sq Ft - 67.6 Sq M
2579 Sq Ft - 239.6 Sq M
16 Sq Ft - 69.1 Sq M

(Including Restricted Height Eaves Storage)
For Illustration Purposes Only - Not To Scale

Every attempt has been made to ensure the accuracy of this floor plan however measurements are approximate and for illustration purposes only.

Measured in accordance with the RICS code of measuring practice. Not to scale.