



Lombard Road, London
SW11



Beyond your expectations

A stunning two bedroom Dutch barge moored on Oyster Pier

Hamptons International

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Stunning converted Dutch barge | Two bedrooms | Large saloon | Wood burning stove | Underfloor heating | Completely refurbished | Extensive deck space | Sensational river views

Asking Price £345,000 Freehold

Description

A stunning two bedroom Dutch barge, currently moored on the south side of the river on Oyster Pier. Originally built by Versluis in Holland circa 1924, this wonderful river home has been completely refurbished by the current owner to include new stairs and skylights, new carpets, complete rewiring and new wood flooring throughout with underfloor heating.

Situated in a secure, gated mooring, the barge benefits from sensational views up and down the river. On entering the wheelhouse the original wooden helm and instrumentation is still in place, whilst new plantation shutters assure privacy. There is a second bedroom / study at the stern, and stairs lead down down to the main cabin towards the bow. Here a beautifully finished bathroom features a rolltop Victorian claw & ball bath, a sumptuous double bedroom with large walk in wardrobe/storage is at the bow, and in between is a fabulous saloon with free standing wood burning stove, wood floors and original brass portholes. The kitchen is well equipped, with a dishwasher, electric oven & hob, white high gloss units and wood block worktop. Externally there is a substantial foredeck and a sheltered rear deck, ideal for summer living.

Please note that the mooring is not included in the sale. There is a residential mooring agreement in place with a 28 day notice period, however the boat has been on the current mooring for the last three and a half years.

Location

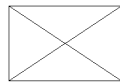
Houseboat 'Anny' is moored on Oyster Pier, just behind Oyster Wharf. Battersea Square is nearby and various buses provide access to Chelsea, Victoria and the West End. There is a plethora of highly popular local shops and restaurants, and the open spaces and leisure facilities of Battersea Park are approximately a mile away.

Additional Information

In accordance with the Estate Agents Act 1979, we must inform you that a member of staff from Hamptons (or another Group company) has an interest in this property.



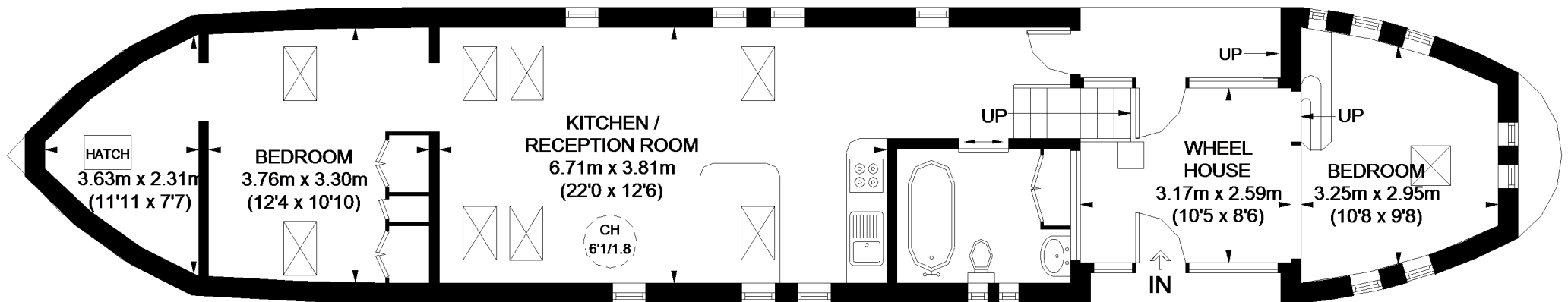
ANNY



= SKYLIGHT / ROOF WINDOW



= CEILING HEIGHT



APPROXIMATE GROSS INTERNAL AREA
784 SQ. FT. (72.8 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. Please be advised that Hamptons International / our agents have not seen or reviewed any building regulations or planning permission in relation to works carried out to the property (ID250018)

FOR CLARIFICATION We wish to inform prospective purchasers that we have prepared these sales particulars as a general guide. We have not carried out a detailed survey, nor tested the services, appliances and specific fittings. Room sizes are approximate and rounded: they are taken between internal wall surfaces and therefore include cupboards/shelves, etc. Accordingly, they should not be relied upon for carpets and furnishings. Formal notice is also given that all fixtures and fittings, carpeting, curtains/blinds and kitchen equipment, whether fitted or not, are deemed removable by the vendor unless specifically itemised within these particulars.

