

### FAMILY FAVOURITE

This five-bed Victorian terraced house is perfect for families. The living space has been left fairly open-plan for flexible living, including a spacious kitchen that opens onto a 30ft garden, and there are great schools on the doorstep, plus Westfield for shopping. The lower-ground floor could be used for staff accommodation, or converted into a cinema room. *Melrose Gardens W6, £3.3m, Savills, 020 3618 3777*



### GOING SWIMMINGLY

The current owners have lived here for over 30 years. It's no wonder they've stayed put for so long on this picturesque canal in Little Venice: if you don't fancy a dip in the river, there's planning permission to add a 1,000 sq/ft extension for a swimming pool. Not that it needs extending, as it currently stands at 5,000 sq/ft, with seven bedrooms and an 100ft garden. *Blonfield Road W9, £12.95m, Strat & Parke, 020 7227 1111; PG Consultants, 020 7937 7767*



## Town

Our pick of the best town houses on the market this month

### GOLDEN TRIANGLE

The Nightingale triangle between Balham and Wandsworth is fast gaining a reputation for all the convenience of nearby Northcote, but without the crowds. This five-bed, double-fronted family home is a relative newcomer to the neighbourhood – built in 1997 – and is on one of the quietest roads in the area. *Western Lane SW12, £2.295m, Douglas & Gordon, 020 8673 0191*



### NEIGHBOURHOOD WATCH

Attention Mumford & Sons fans, the shoot location for their *Babel* album cover has been converted into nine smart family houses. In the centre of Bellevue Village, there are three five-beds, three four-beds and three three-beds to be snapped up, each with private parking. Reverend Charles Henry Baker, a local temperance campaigner, sparked the idea to construct the original buildings in 1882 as a community space – something which became all the more important during the world wars, by which time the row included a social club, badminton hall, snooker room and bowling alley. *Charles Baker Place SW17, from £1.3m, Knight Frank, 020 8682 7777; Rymer Inns, 020 8767 2222; Chester Row, 07860 750641*



### PRIME POSTCODE

Fitzrovia is enjoying being in the spotlight at the moment, so as Facebook and Estée Lauder HQs move in, there's no better time to invest. Dukelease developers' latest project straddles the corner of Goodge Street and Tottenham Court Road, converting five buildings into 13 apartments. There's no such thing as identikit here – each property is individually designed. So while your neighbour might have Patricia Urquiolá tiles, yours could be from Japanese designer Tokujin Yoshioka. *Artisan London W1, from £1m, CBRE, 020 7182 2477*