

**FINLAY
BREWER**



AGATE ROAD W6







**5/6 BEDROOMS * DOUBLE RECEPTION
KITCHEN/BREAKFAST ROOM * MEDIA/PLAYROOM * BEDROOM 6/STUDY
2 BATHROOMS (1 EN SUITE) * 2 SHOWER ROOMS (1 EN SUITE)
WALK IN STORAGE, UNDER EAVES STORAGE & UTILITY ROOM
WESTERLY GARDEN * EPC RATING TBC**

A fabulous 5/6 bedroom family house in great order with flexible living areas over 2 floors and a westerly garden. There is a double reception and full width kitchen/breakfast room to the ground floor and a superb media/playroom in the lower ground with a large utility room and separate shower room and large storage areas. The first floor has the master suite of bedroom, dressing area and en suite bathroom and study/bedroom 6 is on the half landing. On the second floor are 3 bedrooms and a large family bathroom whilst the top floor has a large double bedroom and en suite shower room, with access to plenty of under eaves storage. The house has a wonderful contemporary feel and at almost 3,000 sq ft offers flexible living. The garden overlooks other gardens of the surrounding streets giving an open feeling. This is a MUST SEE!

GUIDE £2.75M

FREEHOLD

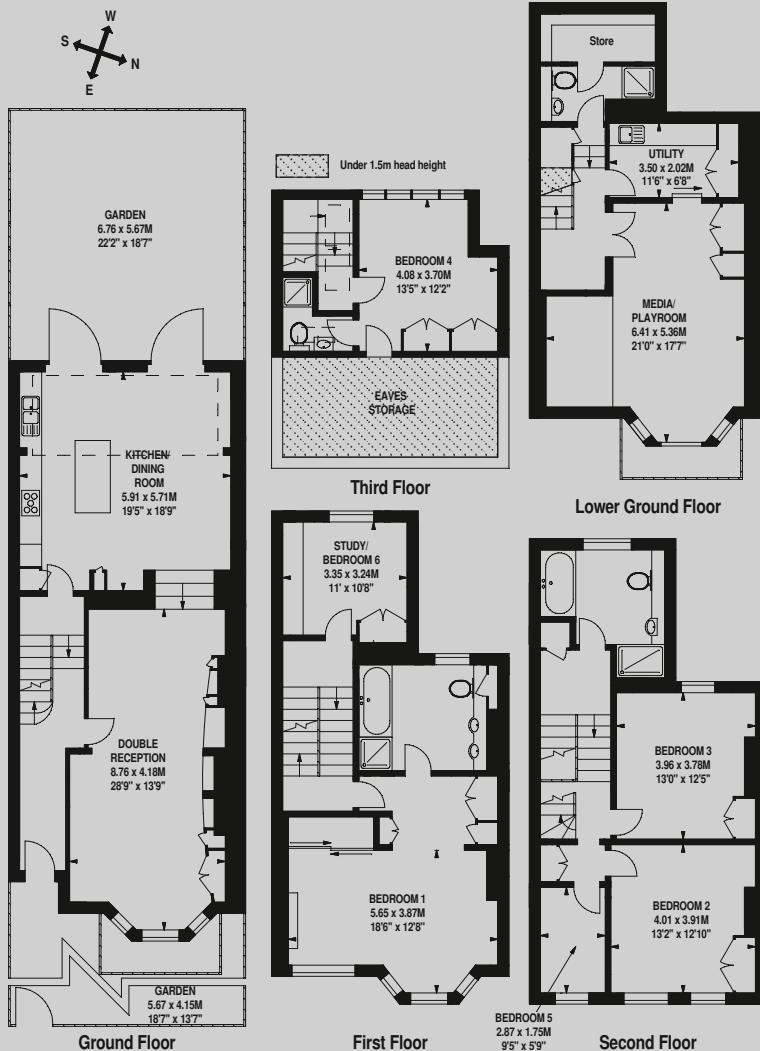
SUBJECT TO CONTRACT



Misrepresentation: We make every effort to ensure that these particulars and other information given are as accurate as possible, but they are neither legal representation or warranties nor do they form an offer or contract of sale.



Approximate Gross Internal Area
2,982 Sq Ft/277 Sq M
(Excluding Eaves Storage of 167 Sq Ft/15.5 Sq M)



FOR ILLUSTRATIVE PURPOSES ONLY - NOT TO SCALE
The position & size of doors, windows, appliances and other features are approximate only.

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