



Stamford Brook Avenue, London W6



Lateral double fronted six bedroom, three bathroom detached house with off-street parking and garage.

Nestled in the heart of West London, Stamford Brook presents a vibrant community surrounded by the tranquil allure of Ravenscourt Park. This picturesque oasis boasts verdant greenery, a serene lake, and various recreational amenities, offering a perfect escape from the hustle and bustle of city life.



Guide price: £3,000,000

Tenure: Available freehold

Local authority: London Borough of Hounslow

Council tax band: G





The ground floor features double reception rooms, perfect for both entertaining and relaxing with family. The kitchen and dining room, equipped with a large kitchen island, provide an ideal space for casual meals and culinary creativity. Adjacent to the kitchen, a separate utility room adds convenience, while a study offers a quiet workspace. Large sliding doors in the reception & kitchen area open to a very private and secluded garden, creating a seamless indoor-outdoor living experience. The entire ground floor benefits from underfloor heating, ensuring year-round comfort.

Ascending to the first floor, you will find four well-appointed bedrooms, three of which are spacious doubles. The master bedroom features an en-suite bathroom, offering a private sanctuary, while a stylish family bathroom serves the remaining three bedrooms. The second floor continues to impress with two additional generously sized bedrooms, one of which includes an en-suite bathroom, providing a private retreat for guests or family members.

This home combines luxury, comfort, and practicality, making it an ideal choice for modern living. Its spacious layout, modern amenities, and elegant design make it perfect for families or anyone seeking a stylish and comfortable residence. The unique blend of traditional charm and contemporary features ensures this property stands out as a prime residential offering, designed to meet all your needs and exceed your expectations.

Chiswick High Road is within short distance, renowned for its diverse array of boutique shops, cozy cafes, and enticing eateries. Residents are spoiled for choice with an abundance of dining, shopping, and entertainment opportunities within easy reach. A short distance away you also have the River Thames with a scenic riverside path to Hammersmith Bridge.





Location

Stamford Brook Underground station (District line) is conveniently located approximately 0.1 miles away, facilitating enviable commuting to locations like Heathrow, Piccadilly Circus and City. Nearby schools include leading secondary schools Latymer, St Pauls Boys, St Pauls Girls and Godolphin & Latymer.





**Approximate Gross Internal Area
(Including Eaves Storage, Store & Garage)**
297.56 sq m / 3203 sq ft
Approximate Eaves Storage Area
28.33 sq m / 305 sq ft
Approximate Store Area
2.04 sq m / 22 sq ft
Approximate Garage Area
14.77 sq m / 159 sq ft

This plan is for guidance only and must not be relied upon as a statement of fact. Attention is drawn to the important notice on the last page of the text of the Particulars.



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Fixtures and fittings: A list of the fitted carpets, curtains, light fittings and other items fixed to the property which are included in the sale (or may be available by separate negotiation) will be provided by the Seller's Solicitors.

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Particulars dated June 2024. Photographs and videos dated June 2024.

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