



£1,695,000 Freehold
WOODVILLE GARDENS, EALING, W5 2LQ





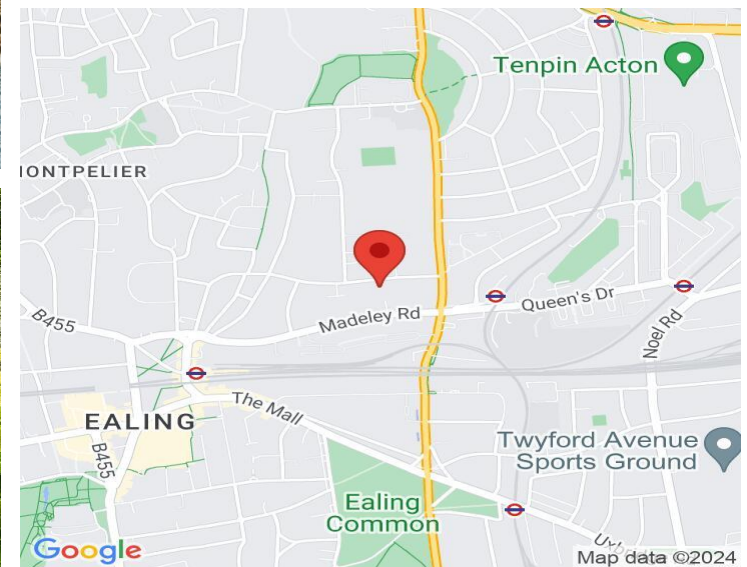
A SUPERB MODERN TOWN RESIDENCE IN THIS PRIME LOCATION JUST BY EALING CRICKET GROUND.

Excellent placed on the sunny south side of this premier residential avenue within the Ealing Cricket Ground Conservation area. One of Ealing's most sought-after locations. A short stroll to Ealing Broadway Town Centre and Station with all the benefits of the Elizabeth, Central and District Lines. Well placed for local schools with Ada Lovelace literally around the corner.

This exceptional corner house provides a delightful and exciting home of quality and contemporary living. Enjoying underfloor heating on the ground floor and bath / shower rooms. Gas fired central heating. Air conditioning and a theme of mood lighting. It has a fabulous open plan family kitchen / living room. Cloakroom. Impressive master bedroom suite. Three further double bedrooms and a 'Jack & Jill' shower room. Landscaped front garden featuring a delightful Japanese Acer. The attractive rear garden is south facing and has been designed with York Stone and mature well stocked borders. Consisting of an abundance of plants, shrubs and trees. Water feature and garden lighting. Pergola with Jasmine. Detached garden room formerly the garage offering additional space and storage. Off street parking.

COUNCIL TAX BAND: G

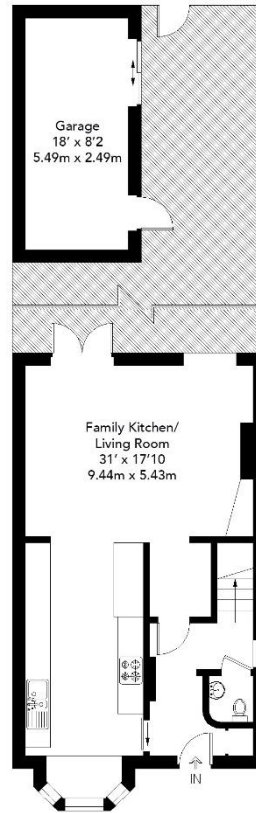
EPC Rating: D



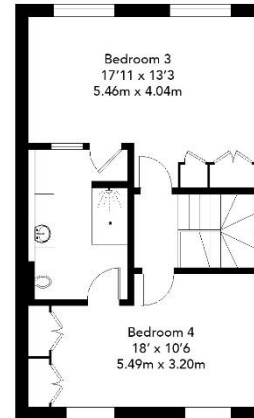
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16A Woodville Gardens Ealing W5

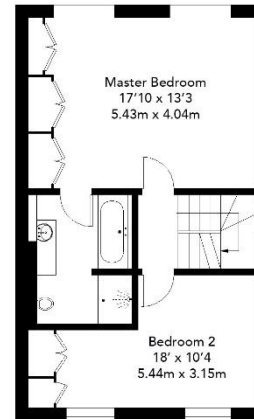
Approximate Gross Internal Area
Ground Floor = 561 sq ft / 52.1 sq m
First Floor = 538 sq ft / 50.0 sq m
Second Floor = 538 sq ft / 50.0 sq m
Garden Room = 151 sq ft / 14.0 sq m
Total = 1788 sq ft / 166.1 sq m



Ground Floor



Second Floor



First Floor

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Illustration for identification purposes only,
measurements are approximate, not to scale.

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