



Baronsmede, Ealing, London W5 4LS
Price: £1,450,000 Freehold - No Chain

An attractive and well-presented 3-4 bedroom detached residence on two floors with rear lawn garden and paved patio of approx 51ft. To the front, off-street parking for 2-3 cars.

The ground-floor accommodation comprises entrance hall, kitchen, an extended & large dual aspect double reception room with wood floor and a study, front reception room and a cloakroom.

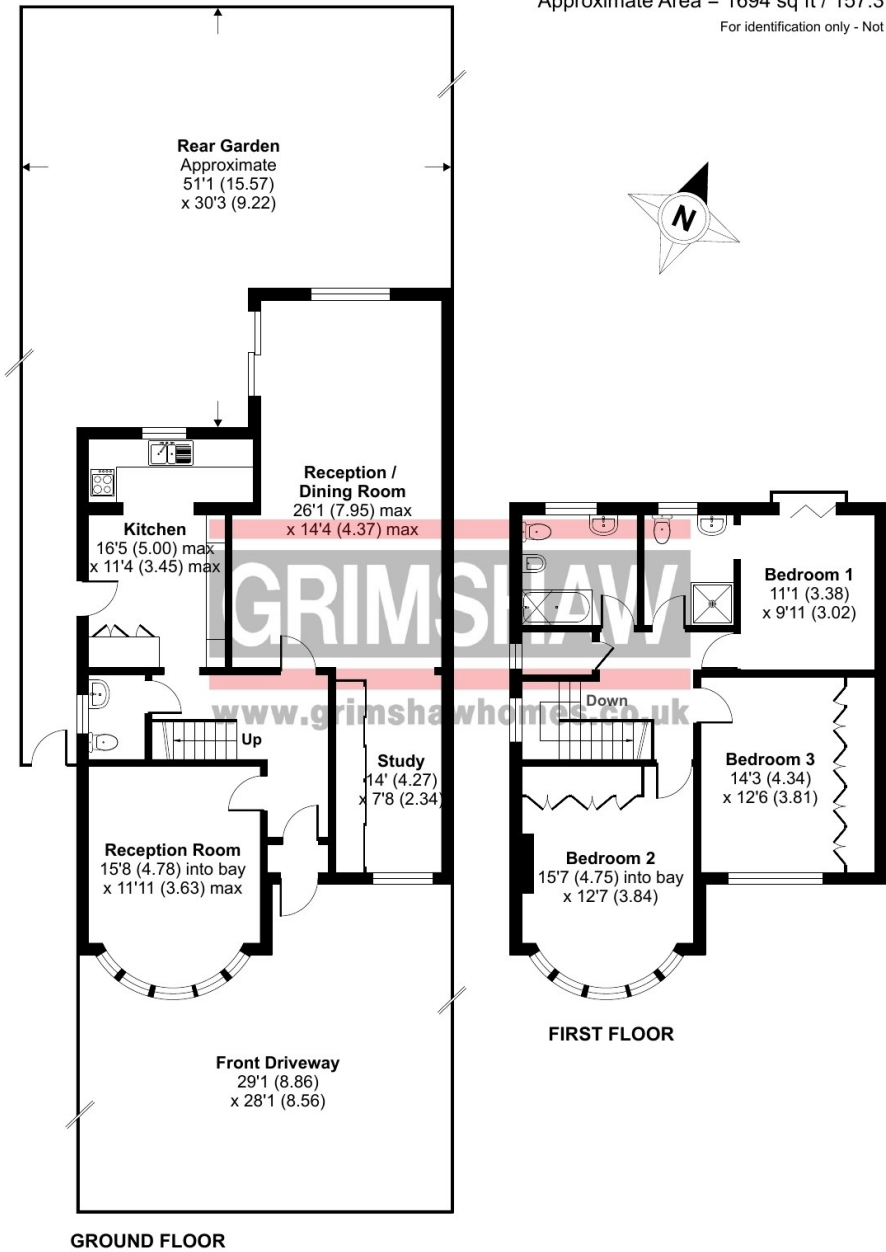
Up to the first floor with 3 bedrooms, family bathroom and an en suite shower room.

Situated in a good residential location, within walking distance to the lovely open space of Gunnersbury park and **Acton Town** station (Piccadilly Line & District Line) with shopping facilities and restaurants. Access to **Ealing Broadway** station with Elizabeth Line connection & town centre. Road connections for North Circular Road, A4 and M4 / M40 motorways. Well-placed for a number of local schools including Christ The Saviour Primary, Ark Acton Academy, Mount Carmel Catholic Primary, Grange Primary, Twyford CofE High, Ark Soane Academy, Ada Lovelace CofE High, Ellen Wilkinson High and Berrymede Infant & Junior schools.



Baronsmede, London, W5

Approximate Area = 1694 sq ft / 157.3 sq m
For identification only - Not to scale



EPC Rating = D
Council tax band = G (subject to confirmation)

VIEWING BY APPOINTMENT - All negotiations should be conducted through Grimshaw & Company, who will be pleased to arrange appointments and provide further information.

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17.06.2024 Ref: 9840

Grimshaw and Co, 5 Station Parade, Ealing Common, London W5 3LD



RICS Certified Property Measurer
Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © nchecom 2024. Produced for Grimshaw & Co. REF: 1109507