

**Location:**

Moments from the vibrant café culture of Churchfield Road and a great selection of boutique shops, bars and eateries. The property is a 13 minute walk from the new Crossrail station/Elizabeth Line at Acton Mainline Station. Local schools include St Vincent's (RC) Primary, The Japanese School and Twyford (C of E) High.

**Key points:**

- Four bedrooms
- Three bathrooms (two en-suite)
- Semi-detached
- Off-street parking for two cars
- 100ft+ rear garden
- Further potential to extend (STPP)
- No onward chain
- \*\*\*Guide Price: £1,000,000 - £1,100,000\*\*\*

**Do Better:**

**Acton**  
sales@astonrowe.co.uk

57-59 Churchfield Road,  
Acton, London, W3 6AY

020 8992 3600

**Aston Rowe**



**Creswick Road**

Approximate Gross Internal Area = 152.3 sq m / 1638 sq ft  
Eaves / Reduced Headroom = 9.5 sq m / 102 sq ft  
Total = 161.8 sq m / 1740 sq ft



Although every attempt has been made to ensure accuracy, all measurements are approximate. The floorplan is for illustrative purposes only and not to scale.  
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Energy Efficiency Rating		Environmental Impact (CO <sub>2</sub> ) Rating	
Current	Potential	Current	Potential

England & Wales EU Directive 2002/91/EC

**Price Guide £1,000,000**

**Creswick Road, London W3 9HG**

- 2 Reception Rooms
- 4 Bedrooms
- 3 Bathrooms



The current owner says:

**The property is in a fantastic location for the local shops, parks, schools and transport links.**

A well proportioned four bedroom, semi-detached house in Acton.

The property offers spacious accommodation over three floors and benefits from a 100ft+long rear garden and off-street parking for two cars.

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Local schools include St Vincent's (RC) Primary, The Japanese School and Twyford (C of E) High.

**What's better:**

**A large four bedroom semi-detached home in Acton**

