

**Location:**

Mill Hill Road is a quiet tree-lined road set within the Mill Hill Conservation Area and nearby to both Acton Town (Piccadilly Line) & South Acton Stations (Overground).

**Key points:**

- 3 Bedrooms
- 2 Reception rooms
- 80ft Private garden
- Potential to extend S.T.P.P via Ealing Council
- Off street parking
- 2 Bathrooms
- Mill Hill Conservation area
- 7 Minute walk to Acton Town tube station

# Do Better:

**Acton**

sales@astonrowe.co.uk

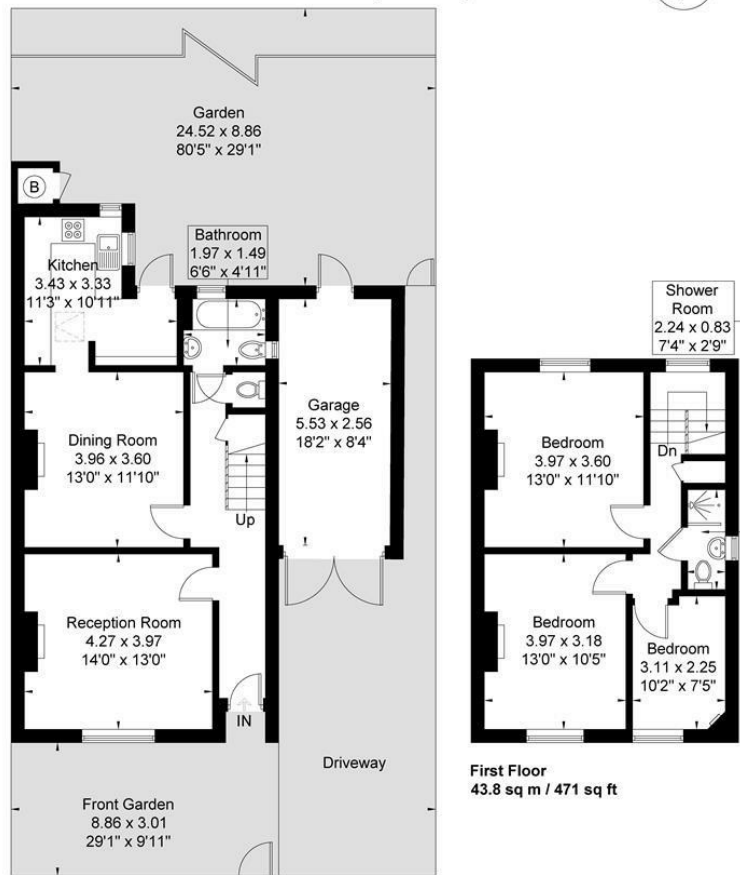
103 Churchfield Road,  
Acton, London, W3 6AH

020 8992 3600



### Mill Hill Road

Approximate Gross Internal Area = 99.9 sq m / 1074 sq ft  
Garage = 14.1 sq m / 151 sq ft  
Total = 114 sq m / 1225 sq ft

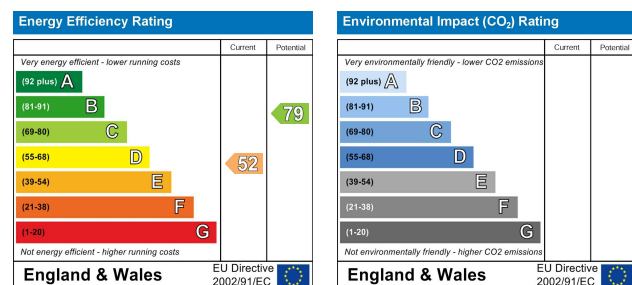


**Ground Floor** 56.1 sq m / 603 sq ft  
**Garage** 14.1 sq m / 151 sq ft

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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## Asking Price £1,000,000

## Mill Hill Road, London W3 8JJ



- 2 Reception Rooms
- 3 Bedrooms
- 2 Bathrooms



Aston Rowe proud to present this 3 bedroom semi-detached house in need of modernisation, situated on one of Acton's premier roads in the heart of the popular Mill Hill Conservation area. This fabulous property is set over 1,225 sqft of accommodation space which includes two impressive reception rooms, a separate kitchen and a 80ft private garden. The house has potential to extend S.T.P.P to the side, rear and in the loft. Moments from the vibrant café culture of Churchfield Road and a great selection of boutique shops, bars and eateries and a 7 minute walk to Acton Town (Piccadilly Line) & a 14 minute walk to South Acton Stations (Overground). The property is being sold with no onward chain.

The current owner says:

Located close to the new Acton Main Line Crossrail station, this property is in the heart of Acton and is a walking distance to the Central & Piccadilly tube lines.

What's better:

A three bedroom semi-detached house in W3.

