

Location:

Maldon Road is moments walk from the amenities of Churchfield Road while also being within short walking distance of both Acton Central and Acton Mainline Stations for Overground and Elizabeth lines.

Key points:

- Five bedrooms
- Three bathrooms
- Mid-terraced
- 2,069 sq.ft+
- 65.2 x 17.7 ft East facing garden
- Poets Corner
- Short walking distance to Acton Mainline Station (Elizabeth Line)

Do Better:

Acton
sales@astonrowe.co.uk

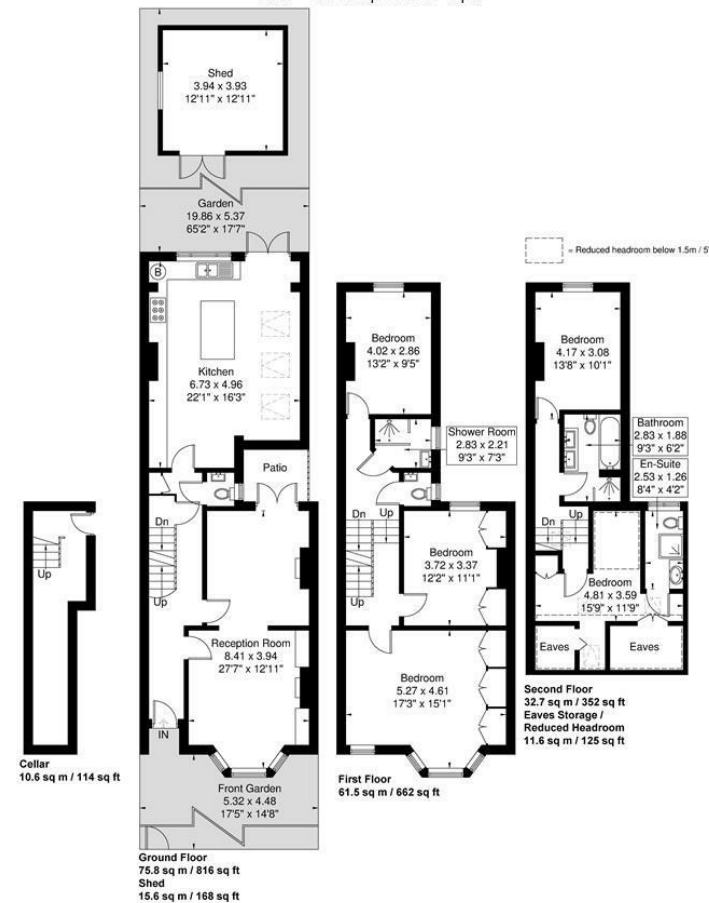
57-59 Churchfield Road,
Acton, London, W3 6AY

020 8992 3600



Maldon Road

Approximate Gross Internal Area = 180.6 sq m / 1944 sq ft
 Eaves Storage / Reduced Headroom = 11.6 sq m / 125 sq ft
 Shed = 15.6 sq m / 168 sq ft
 Total = 207.8 sq m / 2237 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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£1,390,000

Maldon Road, London W3 6SZ

Energy Efficiency Rating		Environmental Impact (CO ₂) Rating	
Current	Potential	Current	Potential

- 2 Reception Rooms
- 5 Bedrooms
- 3 Bathrooms



The current owner says:

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

A charming and well-presented five bedroom, mid-terraced house, situated on one of Acton's most desirable roads, in the heart of Poets Corner.

The property is set over 2,069 sq.ft and laid out over three floors. The ground floor offers a double reception, w/c, and a large open-plan kitchen/living area which leads out onto a 65ft east facing garden. The upper floors offer five bedrooms and three bathrooms.

Other benefits include a cellar, no onward chain and potential to upgrade and modernise to ones taste.

This property has been fully refurbished throughout by the current owners and is a thirteen-minute walk to the new Elizabeth Line and moments from the vibrant café culture of Churchfield Road which offers a great selection of boutique shops, bars and eateries. With easy access to North Acton Underground Station (Central Line Zone 2) and M4,A40/M40 (Western Avenue) into central London and the West.

What's better:

This family home offers fantastic lateral living space and is only a 10-12 minute walk off to Acton Mainline, which benefits from the Elizabeth Line.

