



Fifth Avenue  
W10

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FOR SALE  
FREEHOLD

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£1,100,000

For Sale is this Grade 2 listed Cottage set within this red brick building with corbelled porches, tiled roofs, Tudor style arched doorways and the Gothic style tower standing proudly above the doorway. Part of the Queen's Park Estate this property was originally built for the Railway workers and labourers in the area. Now a sought after road this carefully presented home is full of outstanding period features complemented by beautifully muted and toned colours.







Accommodation totals 1055 sq ft and consists of two reception rooms both with working gas fireplaces, two bedrooms, bathroom and a kitchen with carefully crafted fitted cabinets, fitted appliances and an abundance of light flooding through the side return extension and double doors onto the rear garden. There is underfloor heating throughout the Ground Floor. On the First Floor there is an elegant bedroom with fitted wardrobes, high ceilings, sash window and a wood burner. The second bedroom has subtle tones, wood flooring and two windows. The family bathroom has a contemporary feel with a wet area, large square tub and basin.

Externally, there is a partially decked rear garden area with a wall mural and lateral style



fencing making a peaceful pocket handkerchief' garden ideal for enjoying your breakfast or an evening glass of wine.

Tastefully and stylishly decorated throughout the property provides a tranquil, classic home to live in.

Transport connections are good into Central London via Kensal Green (Overground & Bakerloo) and Queen's Park along with regular direct bus routes.

Early viewing is highly desirable to appreciate the charm and character of this authentic home.





- Elegant Grade 2 listed cottage offering 1055 sq ft
- Modern kitchen with crafted fitted cabinets and fitted appliances
- Double reception room with two gas fireplaces
- Underfloor heating throughout the Ground Floor
- 2 double bedrooms with fitted wardrobes
- Small courtyard between kitchen and reception room
- Partially decked mature rear garden area
- Transport links: Queens Park Bakerloo & Overground Station (Zone 2)
- Early viewing is highly recommended.
- COUNCIL: Wesminster (E)









# Fifth Avenue, London, W10

Approximate Area = 1055 sq ft / 98 sq m

For identification only - Not to scale



## Property Particulars

Highly desirable end of terrace cottage

Handcrafted kitchen with side extension

2 elegant light, bright bedrooms with fitted wardrobes

Double reception rooms with gas working fireplaces

Abundance of stunning features

High ceilings, sash windows

Fitted wardrobes

Partially decked rear garden and courtyard

Close to good transport links

Approx 1055.00 sq ft

EPC: E

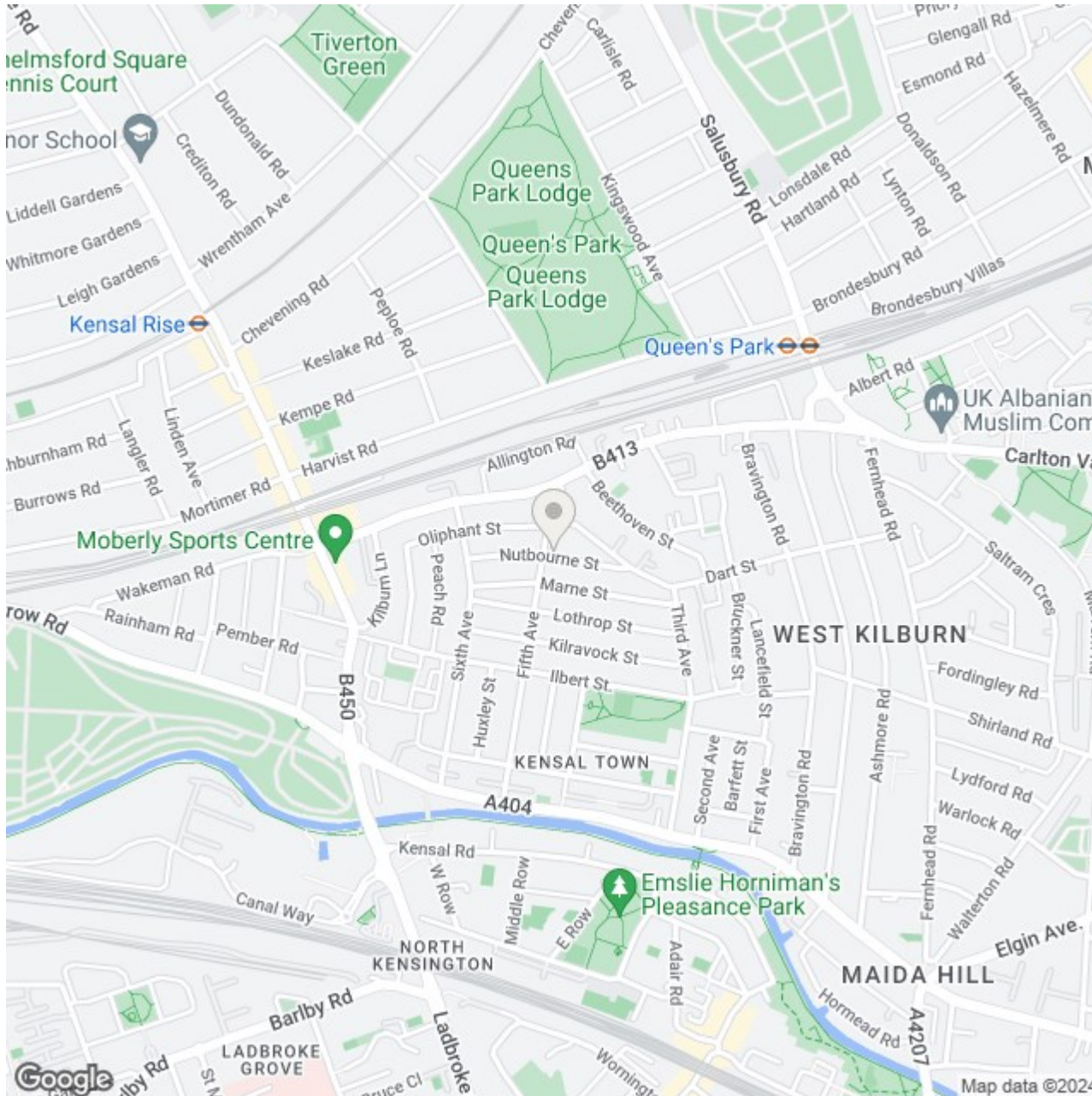
Wesminster (E)

Ref: 18849894



## Location

Conveniently located between Queen's Park & Kensal Rise which allows for easy access to the many local amenities in the area including upmarket delis, restaurants and Gastro pubs. Excellent transport links include Queens Park Bakerloo & Overground Station (Zone 2), Kensal Rise Overground Station (Zone 2) and 24 hr bus routes along Chamberlayne Road. Good local bus routes into Central London are also easily available.



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