



The Curve, London W12

Spacious Three-Bedroom Semi-Detached Home with Generous South-Facing Garden.

Located on the edge of the popular Flower Estate, this three-bedroom semi-detached house offers nearly 1,000 sq ft of well-proportioned living space and represents an excellent opportunity for buyers looking to modernise and add value. The accommodation comprises a bright double reception room, a separate kitchen opening onto a large south-facing garden—ideal for outdoor entertaining—along with a downstairs WC. Upstairs offers three bedrooms and a family bathroom. The property also benefits from a front garden with side access and potential to extend (subject to planning permission). Conveniently positioned near Wormholt Park, the property is just a short walk from the excellent shopping, dining, and transport links of White City and Westfield London. Local amenities, including supermarkets, a café, health centre and chemist, are located nearby on Bloemfontein Road, while both Wood Lane and White City Underground stations are within approximately a 10–15 minute walk. Ideal for families or those looking for a project, this is a fantastic opportunity to create a stylish home in a well-connected West London location.

Asking Price: £650,000 Freehold

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The Curve, London W12 0RL

Three bedroom semi detached house in the Flower Estate close to Wormholt Park.

Double reception room.

Large South facing garden 30'x 27'.

Downstairs WC.

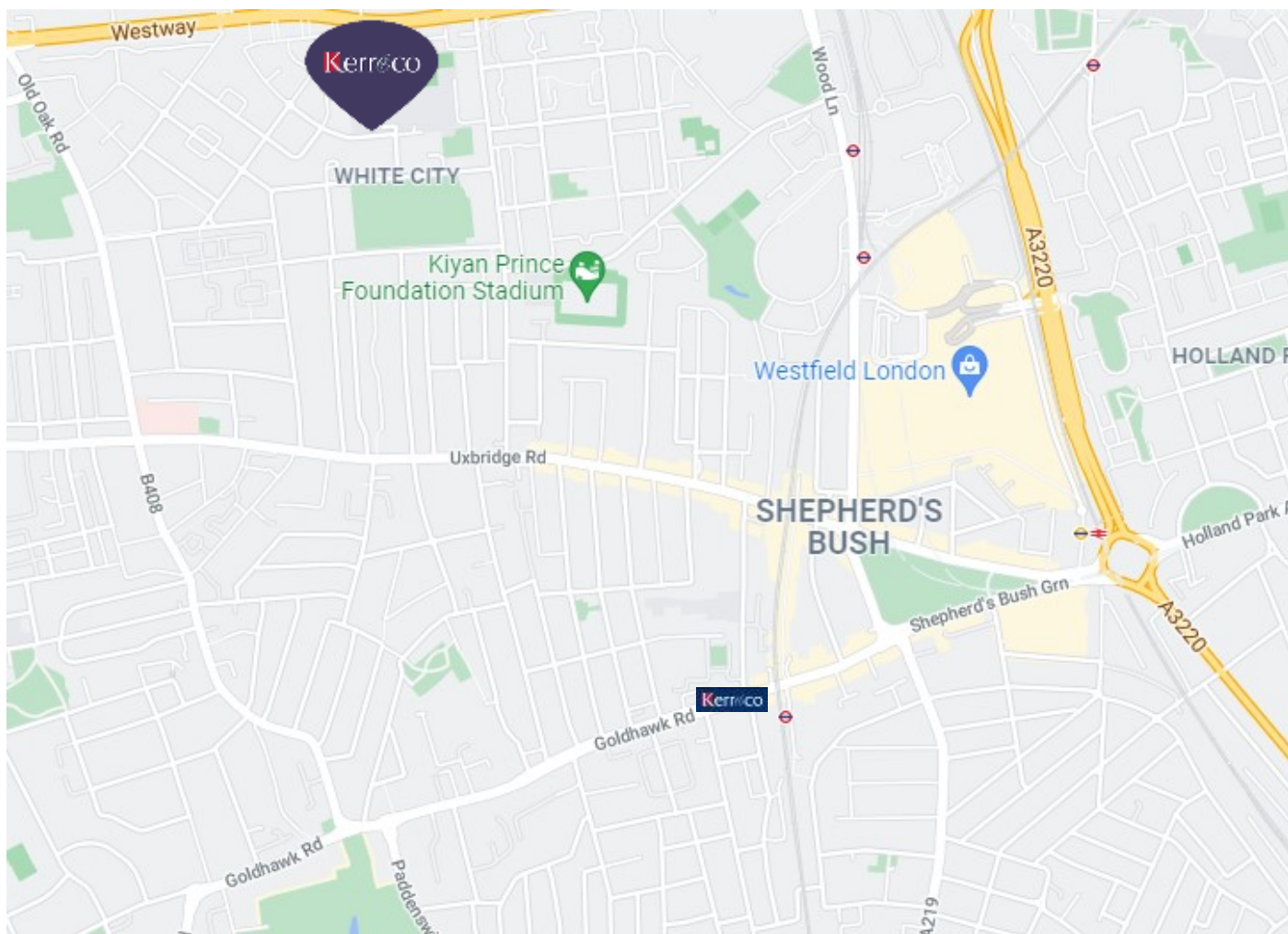
Side access.

Good sized front garden.

Local amenities can be found along Uxbridge and Bloemfontein Roads and transport (including underground stations) along Wood Lane and East

Acton station approx. 10-15 mins walk.





Score	Energy rating	Current	Potential
92+	A		
81-91	B		84 B
69-80	C		
55-68	D	66 D	
39-54	E		
21-38	F		
1-20	G		

The graph shows the current energy efficiency of your home.

The higher the rating the lower your fuel bills are likely to be.

The potential rating shows the effect of undertaking the recommendations on page 3.

The average energy efficiency rating for a dwelling in England and Wales is band D (rating 60).

Connected services / utilities: Mains water and drainage, gas, electricity, telephone and broadband (both fibre and cable available locally).

Heating: Gas central heating via radiators

Accessibility: One flight of internal stairs.

Flood risk: Available upon request from the agent

The Curve, W12 0RL

Three bedroom semi-detached house

Approximate gross internal floor area: **972 Sq. Ft. (90.3 Sq. M.)**

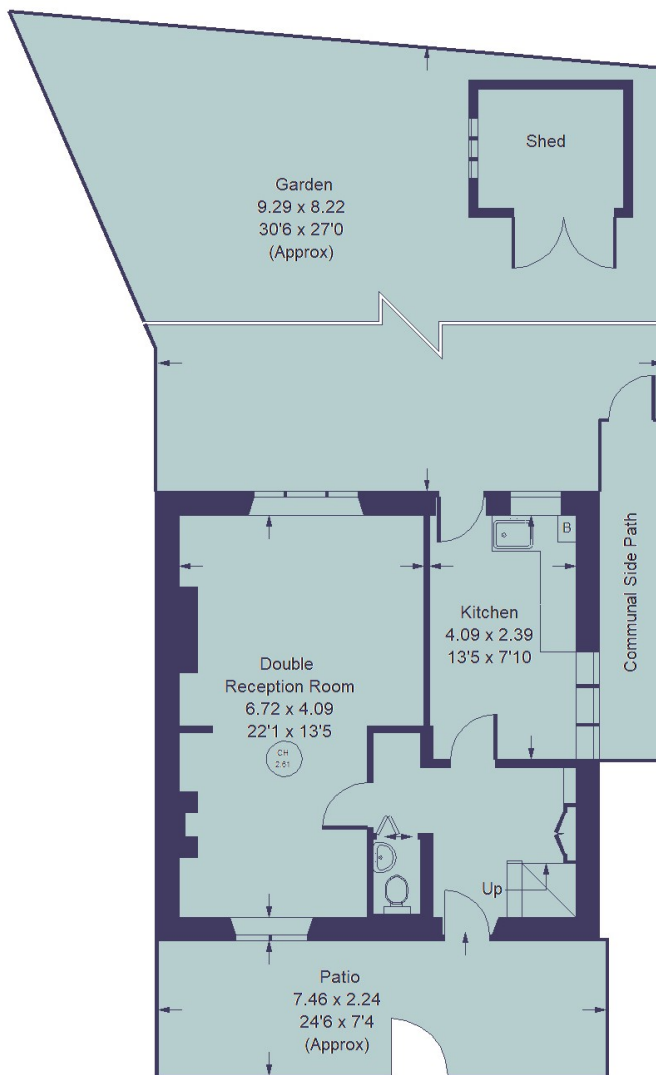
Asking Price: **£650,000**

Tenure: **Freehold**

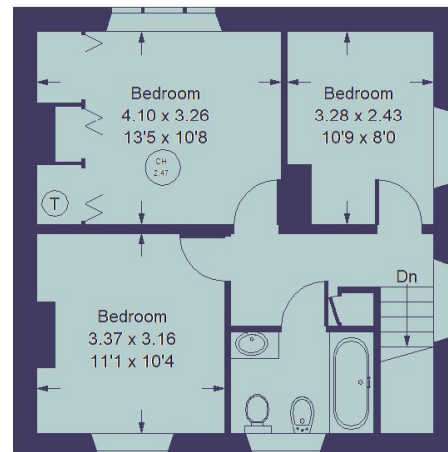
Parking: **Residents parking permit**

Council Tax: **Hammersmith and Fulham**

Band E £1,773.95 (2025-26)



Ground Floor



First Floor

Kerranco

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1. Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements or doors, windows, rooms and any other item are approximate and no responsibility is taken for any error, omissions or mis-statements. All measurements are taken from the widest points of the room and include bay windows. This plan is for illustrative purposes only, is not to scale and should be used as such by and prospective purchaser.
2. Photos are representative of the property at the time they were taken and nothing contained in the photographs on any marketing material should be construed as included with the property.
3. Whilst these particulars are believed to be correct they are not guaranteed by the vendors or the vendors agents. Any reference to alterations to, or use of, any part of the property does not mean that any planning, building regulations or other consent has been obtained. A buyer should seek independent advice on all aspects of the property.