

# Rolfe East



## Ashfield Road, W3

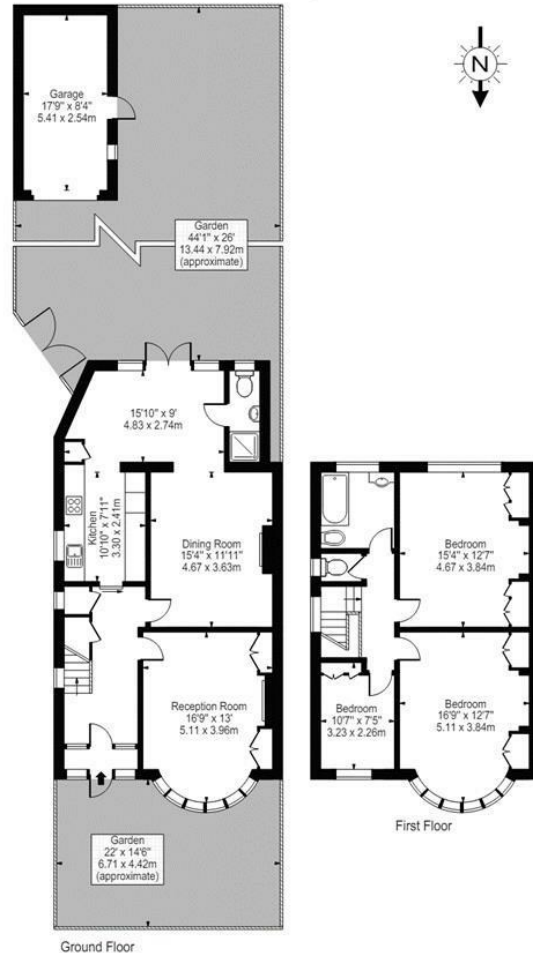
Offers In Excess Of £900,000

- Semi detached
- Off street parking to the rear and a brick built outbuilding with electricity
- Close to transport links
- Three bedrooms
- Potential to Extend into the loft STPP
- No chain
- Two bathrooms
- Fantastic Schooling Options Nearby

66 High Street, W3 6LE  
020 8993 7755

acton@rolfe-east.com  
<https://www.rolfe-east.com/>

Ashfield Road, W3  
Approx. Gross Internal Area 1425 Sq Ft - 132.39 Sq M  
(Excluding Garage)  
Approx. Gross Internal Area Of Garage 148 Sq Ft - 13.74 Sq M



For Illustration Purposes Only - Not To Scale Floor Plan by Mira Nikolova Photography

This floor plan should be used as a general outline for guidance only and does not constitute in whole or in part an offer or contract.  
Any intending purchaser or lessee should satisfy themselves by inspection, searches, enquiries and full survey as to the correctness of each statement.  
Any areas, measurements or distances quoted are approximate and should not be used to value a property or be the basis of any sale or let.

## Viewings

Viewings by arrangement only.  
Call 020 8993 7755 to make an appointment.

## EPC Rating:

D

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		76
(55-68) D	57	
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	