



St Stephens Avenue W12



# St Stephens Avenue W12

**4 DOUBLE BEDROOMS**

**OPEN PLAN RECEPTION/KITCHEN/BREAKFAST ROOM**

**3 BATHROOMS (2 EN SUITE)**

**GUEST CLOAKROOM**

**PAVED & WALLED WESTERLY GARDEN**

**NO ONWARD CHAIN**

**EPC RATING D 58**

**COUNCIL TAX BAND G**

**WITHIN WALKING DISTANCE OF ST STEPHENS C of E  
SCHOOL**

A very well-presented 4 bedroom Victorian terraced house with very good and flexible living/entertaining space and a paved westerly garden. The natural lower ground floor has been opened up from front to back to create a wonderful open plan reception/kitchen/breakfast room with a bay window to the front and dwarf cupboards and shelving beside the fireplace; the newly refurbished kitchen has bi-fold doors that open onto the paved and walled westerly garden with raised flower beds. There is also a guest cloakroom on this floor and a separate entrance to the front where there is understairs storage. There are 4 double bedrooms and 3 bathrooms on the upper floors including the principal bedroom suite which occupies the entirety of the first floor with walk-in dressing room and en suite bathroom with walk-in shower. This substantial house of approximately 2000 sq ft is ideally located within walking distance of St Stephens C of E primary school (rated Ofsted Outstanding and Primary School of the Year 2024) and the transport hub and leisure facilities of Westfield London. Additionally the property comes to market with the benefit of no chain.

**PRICE GUIDE £1,675,000**  
**FREEHOLD**

**SUBJECT TO CONTRACT**











**St. Stephens Avenue, W12**  
**Approximate gross internal area**  
**187 sq m / 2013 sq ft**



Floor Plan produced for Finlay Brewer by Mays Floorplans © . Tel 020 3397 4594  
 Illustration for identification purposes only, not to scale  
 All measurements are maximum, and include wardrobes and window bays where applicable