



## Aldbourne Road, W12

£1,700,000

A beautifully presented semi-detached Edwardian house on popular tree lined street close to Askew Village. The design and style of all three floors have been carefully thought out making this outstanding contemporary family home a rare find.

Aldbourne Road is a quiet residential road brilliantly located for the cafes, delis, boutique shops and independent restaurants on Askew Road. The green spaces of Ravenscourt Park and Holland Park are only a short walk away.

### Features

Semi-Detached Freehold  
Three/Four Bedroom  
Double Reception  
South Facing Garden  
Office/Annexe  
Walk-In Wardrobe





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Entering into the property is a lovely hallway with clever storage, pantry and WC, which leads to a double reception following through to an extended, modern open-plan kitchen with island and breakfast bar. Stylish crittall windows and doors open onto a spacious 80 ft south facing private garden which has a well built office/annexe to the rear.

The first floor has two double bedrooms with sash windows and a family bathroom. The second floor has the primary bedroom featuring a walk-in wardrobe, and open en-suite bathroom with walk in shower and french doors with Juliet balcony.

This property has easy access into Shepherds Bush and many amenities including Westfield Shopping Centre and Television Centre with its many restaurants, cinema, television studios, health club and spa, and a new hotel plus members' club from Soho House.





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Total area (approx.): 188.4 sq. m (2,028 sq. ft)  
Outbuilding: 20.2 sq. m (217.4 sq. ft)