



FOR SALE

2,671 SQ FT

(248.14 SQ M)

OFFERS IN THE REGION OF £1,890,000

A well-presented five-bedroom, three-bathroom semi-detached family home with off-street parking and a south-facing garden.

- South Facing Garden
- EPC - C
- Off-Road Parking
- Well Proportioned Throughout
- 4/5 Bedrooms
- 3 Bathrooms + W/C
- Separate Utility

Marlborough Road, London, W5 5NY

Summary

Available Size	2,671 sq ft
Price	Offers in the region of £1,890,000
EPC Rating	C (69)

Description

Set on the sought-after south side of Marlborough Road, this substantial four/five-bedroom, three-bathroom semi-detached home offers over 2,600 sq ft of well designed living space. Retaining attractive period features and offering modern comforts, the property benefits from off-street parking, a south-facing garden, and excellent family accommodation arranged across three main floors plus loft eaves storage.

The ground floor comprises a large bay-fronted reception room to the front, ideal as a formal lounge or snug. To the rear, an impressive reception/dining space spans over 24 feet in length, featuring a generous entertaining area and direct access to the garden. The kitchen is well-equipped and positioned adjacent to the living space, creating a natural hub. A guest W/C and a separate utility area complete this level. Outside, the 41 ft south-facing garden enjoys a sunny aspect and includes a shed/outbuilding for additional storage.

The first floor offers three generous bedrooms, including a spacious principal bedroom with large bay window, along with two well-appointed bathrooms (one en suite) and excellent storage.

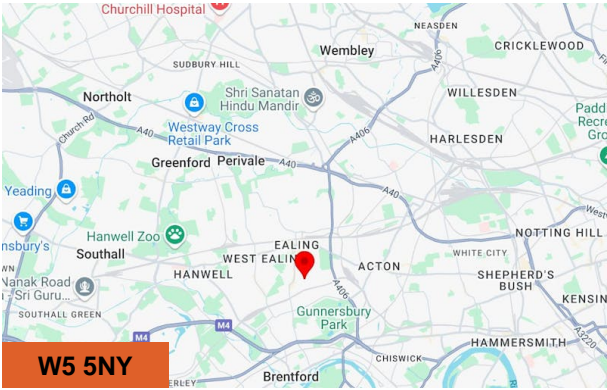
The second floor is arranged as a private top-floor suite, ideal for use by an au-pair, nanny, or teenager. It features a large double bedroom, an en suite shower room, and additional eaves storage.

Location

Marlborough Road enjoys a prime position in a peaceful, leafy setting, just a short walk from both South Ealing (Piccadilly Line) and Ealing Broadway (Elizabeth Line, Central and District Lines), providing fast connections to central London, the City, and Heathrow. The beautiful open spaces of Lammas Park and Walpole Park are nearby, offering green space, tennis courts, and family-friendly amenities.

The area is well-served by a number of outstanding state and independent schools, including Grange Primary, Mount Carmel Catholic Primary, and the renowned Notting Hill & Ealing High School for Girls. St Benedict's School and Durston House are also within easy reach.

Just around the corner, the charming parade of shops on St Mary's Road offers a fantastic selection of independent cafés, boutiques, and local favourites, including coffee shops, bakeries, and restaurants, adding to the village-like feel of this popular corner of Ealing.



Viewing & Further Information



Lewis Winter
07521420998
lwinter@danielwatney.co.uk