



## Leighton Road, W13

£850,000

We are delighted to bring to the market this substantial three-bedroom family home, attractively offered with no onward chain. This property provides a perfect blend of bedrooms and living space for its new owners.



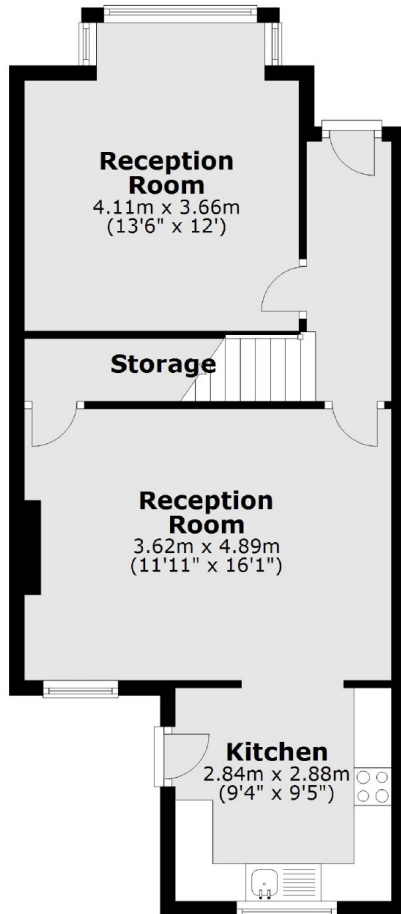
The property comprises two large reception rooms and a kitchen/ diner that enjoys a beautiful south-facing bay window, filling the house with natural light. The first floor offers three well-proportioned double bedrooms, a family bathroom, and an ensuite.

Ideally located for many transport links including West Ealing station (Crossrail), Northfields station (Piccadilly) and many varied and frequent bus routes along either Northfields avenue or Boston Manor road. Well regarded schools to choose from locally. Elthorne Park is a fantastic locally amenity for the whole family to enjoy.

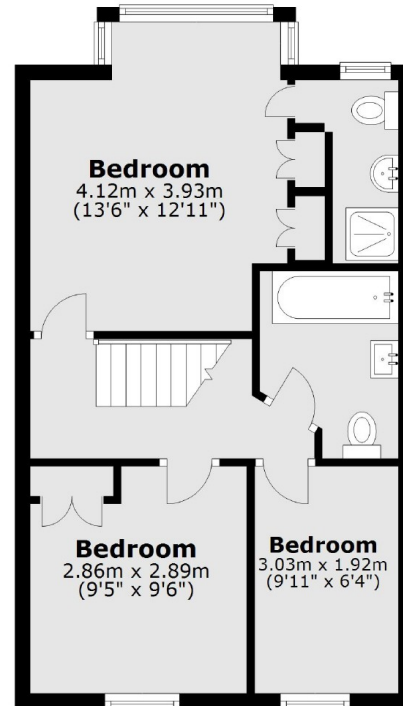
- Three Bedrooms • No Onward chain • West Ealing (Crossrail) •
  - Well Regarded Schools • Elthorne Park • Excellent Condition •
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## Ground Floor



## First Floor



Total area: approx. 90.2 sq. metres (970.8 sq. feet)

Robertson Smith & Kempson Northfields Sales  
116 Northfield Avenue,  
London, W13 9RT  
020 8566 2340  
[northfieldssales@robertsonsmithandkempson.co.uk](mailto:northfieldssales@robertsonsmithandkempson.co.uk)

Energy Rating: D. We aim to make our particulars both accurate and reliable. However they are not guaranteed; nor do they form part of an offer or contract. If you require clarification on any points then please contact us, especially if you're traveling some distance to view. Please note that appliances and heating systems have not been tested and therefore no warranties can be given as to their good working order.