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Churchill & Mathesons

Old Oak Road, Acton, London W3 7HE

Offers In Excess Of £775,000 Freehold



KEY FEATURES:

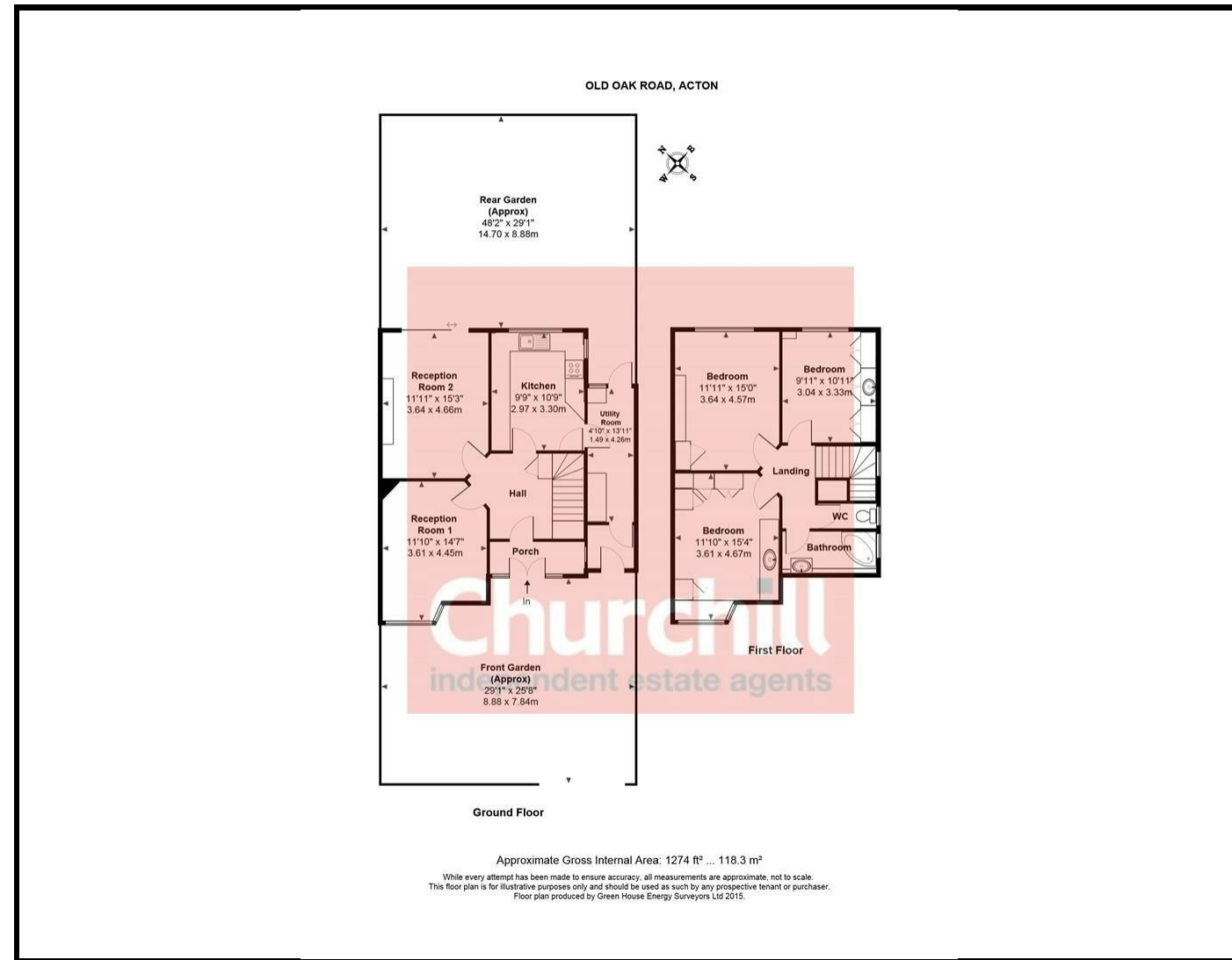
- SEMI DETACHED HOUSE
- THREE DOUBLE BEDROOMS
- FRONT RECEPTION
- DINING ROOM
- SEPARATE KITCHEN
- OFF STREET PARKING FOR 3 CARS
- 48FT REAR GARDEN
- UTILITY ROOM

A GREAT 3 BEDROOM FAMILY HOME IN ACTON FOR SALE

A rare find boasts wooden floors throughout, loads of light and high ceilings. This SEMI DETACHED THREE BEDROOM family home arranged over TWO FLOORS with OFF STREET PARKING for three cars and a GOOD SIZED REAR GARDEN.

The ground floor comprises of porch leading to a large entrance hall, two reception rooms, a well appointed kitchen and separate utility room. This property offers great opportunity for open living with bi-fold doors onto a fabulous garden. On the first floor there are 3 double bedrooms, a family bathroom and separate WC.

Old Oak Road is located close to local shops, schools including The King Fahad Academy and is within easy reach of East Acton Station (Central Line - Zone 2) offering quick and frequent trains to Westfield Shopping Centre, Central London and The West End. For motorists the A40 is nearby offering access to Central London and further West. London Borough of Hammersmith & Fulham. Council Tax Band F



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
	66	85
England & Wales	EU Directive 2002/91/EC	

Environmental Impact (CO ₂) Rating		
	Current	Potential
Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO ₂ emissions		
England & Wales	EU Directive 2002/91/EC	

Whilst every effort is made to give a fair description, the accuracy of these particulars is not guaranteed, neither do they constitute an offer or contract.

CHURCHILL & MATHESONS ESTATE AGENTS have not tested any apparatus, equipment, fitting or services and so cannot verify that they are in working order. The buyer is advised to obtain verification from their solicitor or surveyor. Measurements are correct to within +/-6 A sonic tape is used. None of the statements contained in these particulars or any of our properties are to be relied upon as a representation of fact.