



Western Avenue, London, W3 6RN

£1,073 Per Week



**KEY FEATURES:**

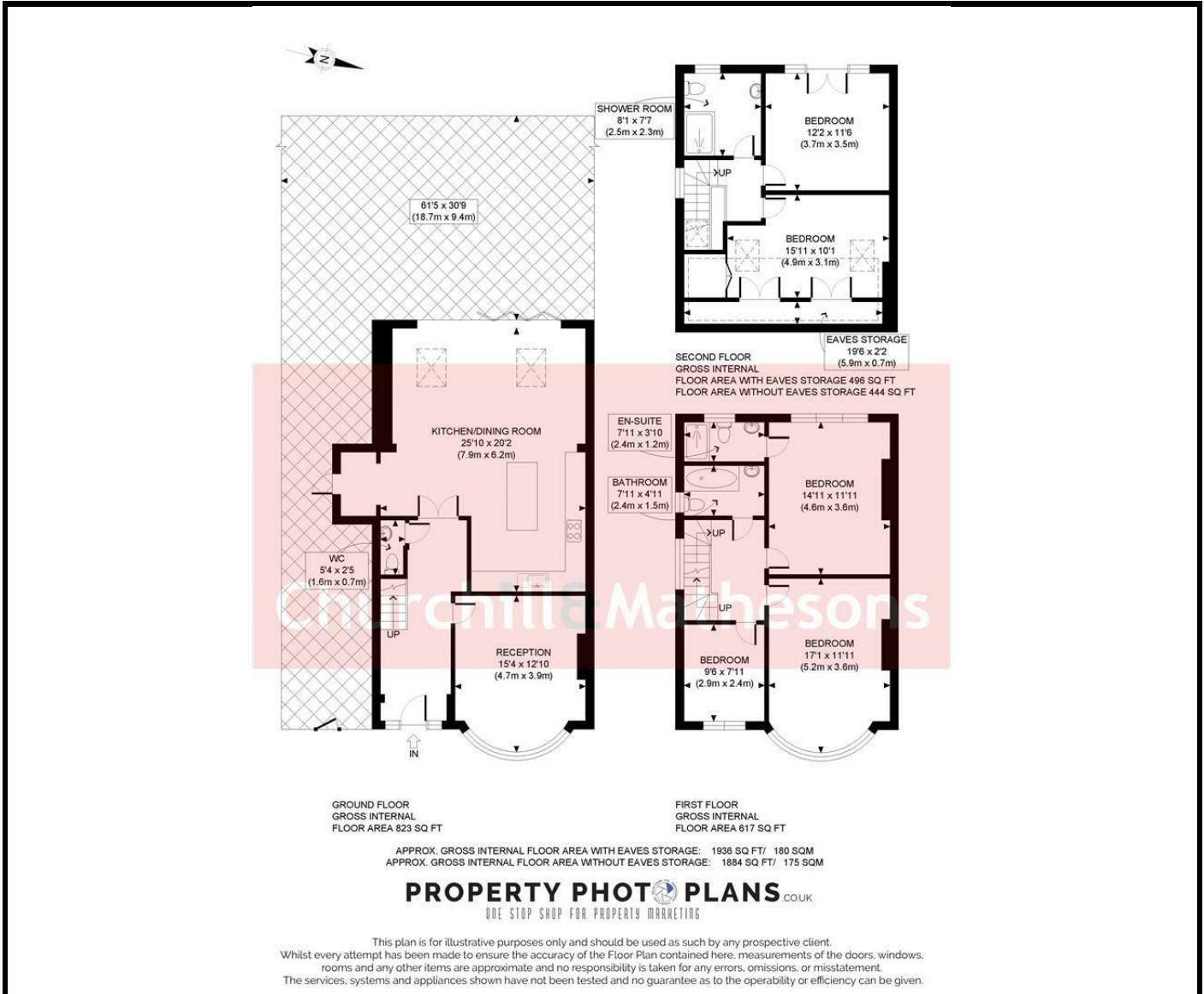
- Fully renovated
- 5 bedrooms & 3 bathrooms
- Large garden and driveway
- Available 7th of April
- EPC Rating C
- Council Tax Band E

Stunning 5-bedroom house located on Western Avenue in London. This property boasts 2 reception rooms and 3 bathrooms, providing ample space for comfortable living. With a generous 1,755 sq ft of living area, this house offers plenty of room for the whole family.

Recently renovated, this house seamlessly blends classic charm with modern convenience. The large garden is perfect for outdoor gatherings and relaxation, while the driveway ensures convenient parking for you and your guests.

Whether you're looking for a spacious family home, this house on Western Avenue has it all. Don't miss out on the opportunity to own a piece of history in this vibrant London neighbourhood.

Available 7th of April  
Ealing Council, Council Tax Band E  
EPC Rating C



### Energy Efficiency Rating

	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not energy efficient - higher running costs</i>		
<b>England &amp; Wales</b>	EU Directive 2002/91/EC	

### Environmental Impact (CO<sub>2</sub>) Rating

	Current	Potential
<i>Very environmentally friendly - lower CO<sub>2</sub> emissions</i>		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not environmentally friendly - higher CO<sub>2</sub> emissions</i>		
<b>England &amp; Wales</b>	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 +/- 5mm. 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.