

# Rolfe East



## Greystoke Park Terrace, Ealing, W5 1JL

£650,000

- Three Bedrooms
- Two reception rooms
- Modern bathroom
- Fitted wardrobes to bedrooms 1 & 2
- Garage via rear access
- Middle terraced house
- Modern fitted kitchen
- Separate WC
- Good sized rear garden
- Chain free

Nestled in the charming Greystoke Park Terrace in Ealing, this delightful mid-terrace house, built in 1935, offers a perfect blend of period features and modern living. With three well-proportioned bedrooms, this property is ideal for families or those seeking extra space. The two inviting reception rooms provide ample room for relaxation and entertaining, making it a wonderful home for gatherings with friends and family.

The house boasts a private rear garden, a tranquil oasis where one can unwind or enjoy outdoor activities. The garden is perfect for summer barbecues or simply soaking up the sun with a good book. The property also features a well-appointed bathroom, ensuring comfort and convenience for all residents.

Ealing is known for its vibrant community and excellent amenities, including shops, parks, and schools, making it a desirable location for families and professionals alike. With good transport links to central London, this home offers both a peaceful retreat and easy access to the bustling city life.

This mid-terrace house is a wonderful opportunity for those looking to settle in a sought-after area, combining the charm of a period property with the practicality of modern living. Don't miss the chance to make this lovely house your new home.



Council Tax Band: E



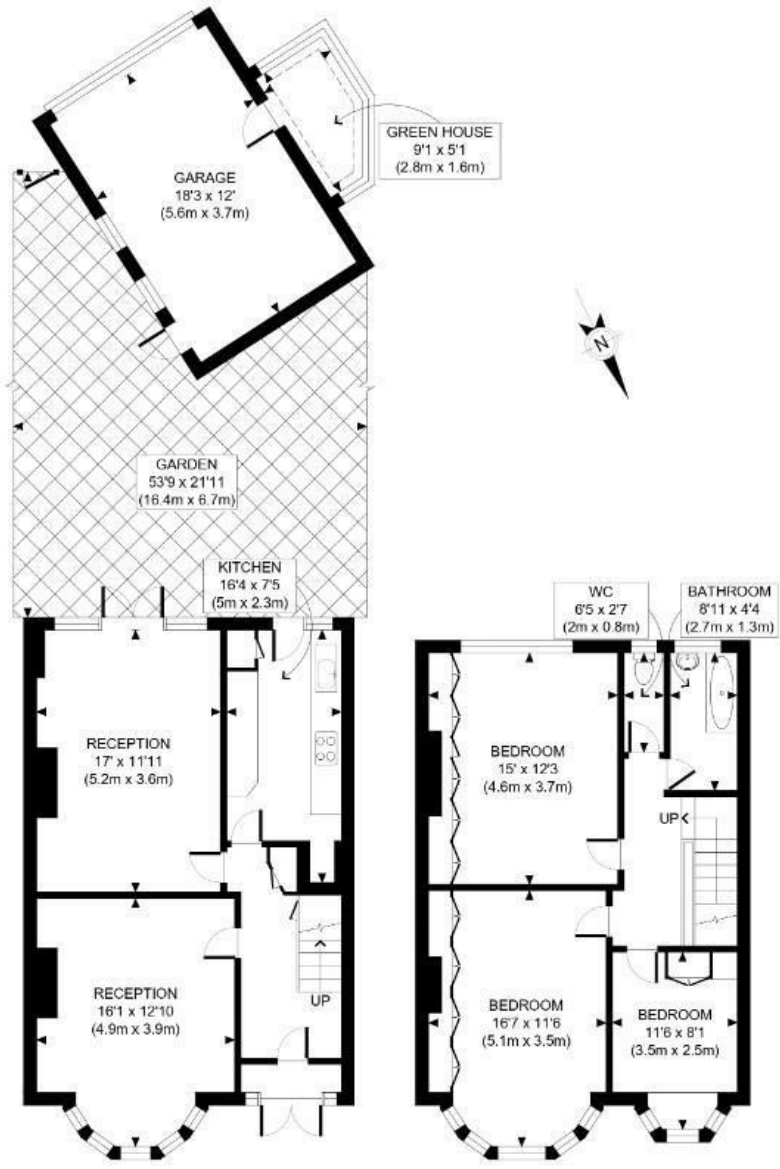


# Viewings

Viewings by arrangement only. Call 020 8567 2242 to make an appointment.

**EPC Rating: D**

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) <b>A</b>			
(81-91) <b>B</b>			
(69-80) <b>C</b>			<b>78</b>
(55-68) <b>D</b>	<b>65</b>		
(39-54) <b>E</b>			
(21-38) <b>F</b>			
(1-20) <b>G</b>			
Not energy efficient - higher running costs			
<b>England &amp; Wales</b>		EU Directive 2002/91/EC	



GROUND FLOOR  
GROSS INTERNAL  
FLOOR AREA 614 SQ FT

FIRST FLOOR  
GROSS INTERNAL  
FLOOR AREA 605 SQ FT

APPROX. GROSS INTERNAL FLOOR AREA WITH GARAGE/GREEN HOUSE: 1486 SQ FT/ 138 SQM  
APPROX. GROSS INTERNAL FLOOR AREA WITHOUT GARAGE/GREEN HOUSE: 1219 SQ FT/ 113 SQM



This plan is for illustrative purposes only and should be used as such by any prospective client. Whilst every attempt has been made to ensure the accuracy of the Floor Plan contained here, measurements of the doors, windows, rooms and any other items are approximate and no responsibility is taken for any errors, omissions, or misstatement. The services, systems and appliances shown have not been tested and no guarantee as to the operability or efficiency can be given.

**PROPERTY PHOTO PLANS**  
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