



Leslie
& Co.

MONTAGUE ROAD, EALING, LONDON, W13

Guide Price: **£1,350,000**



Leslie & Co





About the property

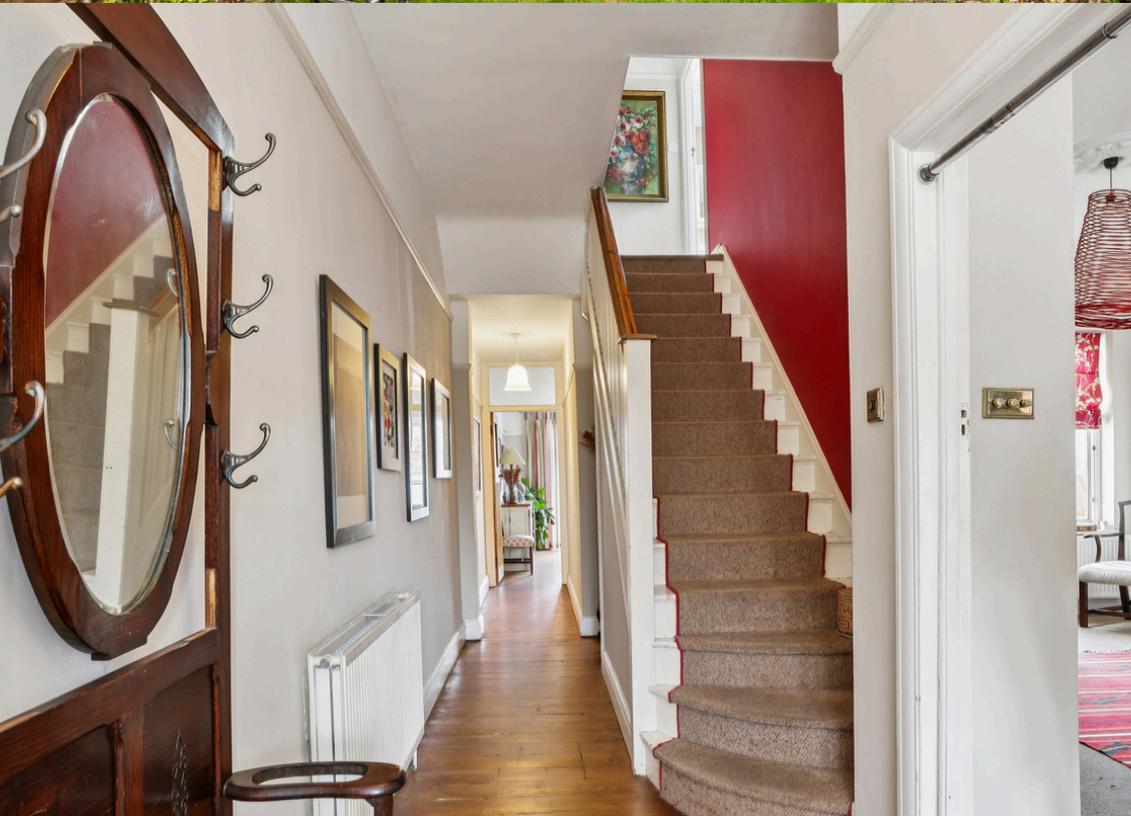
What the owner loves:

A beautifully positioned semi-detached corner house with abundant natural sunlight throughout the day in a quiet and peaceful setting with genuinely friendly and considerate neighbours.

Our family home for the last 26 years where we brought up two children and have wonderful memories.

The large living room has been a great space for big family gatherings and parties with friends, and we have spent many summer days enjoying the garden.

This has been a truly special home and we hope it brings its new owners as many happy memories.

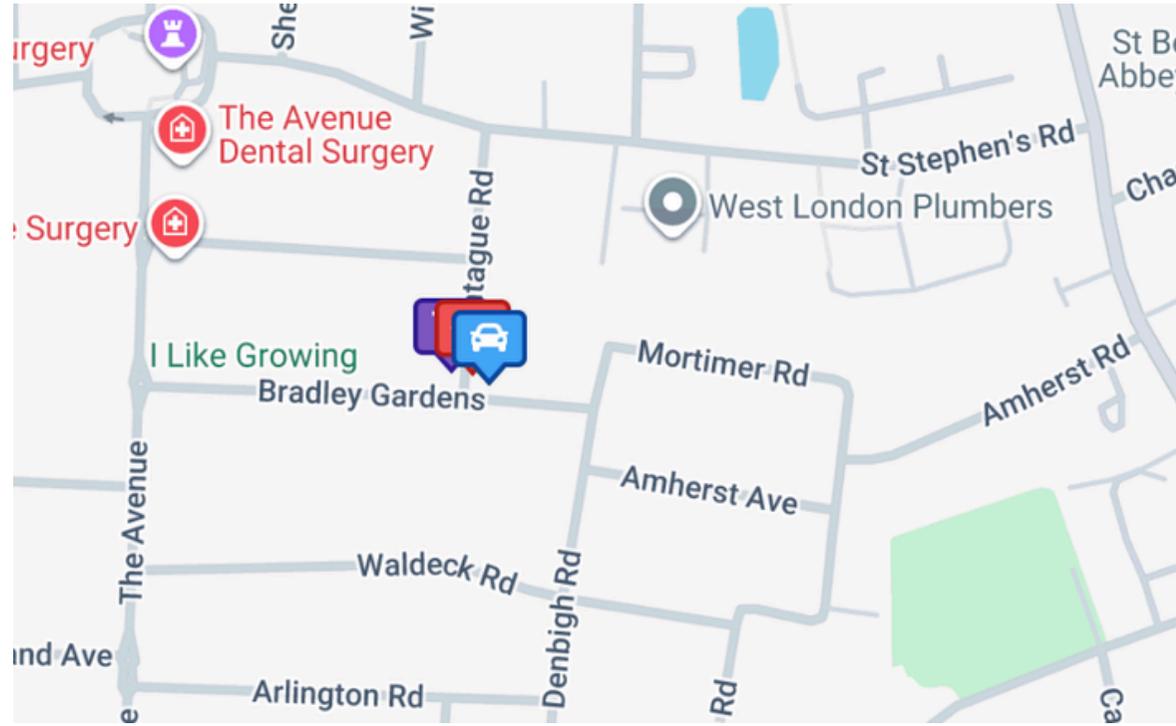
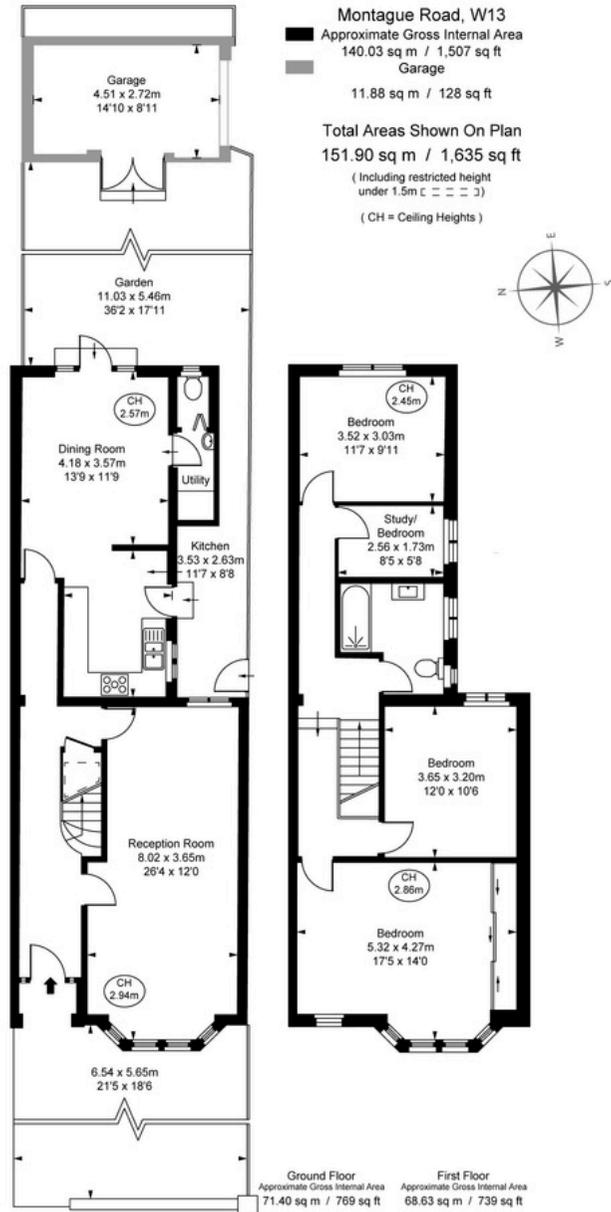


Key features

- Beautiful four-bedroom family home
- Close to Pitshanger Village
- Separate garage
- Generous corner house
- Stunning period architecture
- One of Ealing's most desirable roads
- Family bathroom and additional ground floor WC
- Sunny private garden
- Fantastic transport links
- Impressive natural light throughout
- Abundance of excellent schools locally
- Move-in ready with future potential

Material information

- Tenure - Freehold
- Council Tax Amount - £3401.70 (Band G)
- Guide Price - £1,350,000



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus)	A		
(81-91)	B		86
(69-80)	C	70	
(55-68)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			

