



Charlbury Grove, Ealing, London W5 2DY

Price £3,750,000 Freehold - No Chain

GRIMSHAW

A magnificent detached period residence

Occupying a prestigious position on one of Ealing's most desirable tree-lined roads, this superb detached period residence extends to 5,552 sq ft / 515.7 sq m of beautifully appointed accommodation. Set behind secure gates with generous private parking and approx 0.5 miles from Ealing Broadway, the property offers an outstanding combination of period grandeur, exceptional living space and remarkable versatility.

An original solid oak front door opens into an impressive reception hall where elegant wall panelling, polished marble flooring and wonderful high ceilings create a striking first impression. Throughout the property beautifully preserved period features blend seamlessly with spacious family accommodation designed for modern living.

Ground floor | 3 elegant reception rooms ideal for both formal entertaining and everyday family life. At the heart of the home is a superb generously proportioned well equipped kitchen / dining room. Separate utility room and cloakroom with wash hand basin and WC. Conservatory, 2 secluded inner courtyards provide outdoor retreats while an outstanding 36' x 25' leisure room (games room, gym, office, studio or entertaining space). The south-facing rear garden enjoys privacy with an open aspect.

First floor | 4 bedrooms (1 currently used as a dressing room), 2 further generous double bedrooms, 1 en suit shower room, bathroom and a separate shower room.

Second floor | 3 bedrooms, playroom/study, en suite shower room and a family bathroom. One of these rooms is currently arranged as a kitchen / dining room offering flexible living space.

Basement | substantial versatile area.

Loft | substantial loft with a window used for storage.





Location | approx 0.5 miles from Ealing Broadway station with Elizabeth Line, District & Central line and National Rail services. Local shops, bars and restaurants on The Avenue are nearby.

Road connections | A4, A40, M4 and M40 motorways.

Local schools | St Benedict's, Durston House, Notting Hill & Ealing High, Montpelier Primary, St Gregory's Primary, Clifton Lodge, St Augustine's Priory, Ada Lovelace CofE High and Avenue House Preparatory school.

EPC Rating: D

Council tax band: H (£4,277.06 for 2026 / 2027)

Local authority: London Borough of Ealing

Parking: Gated forecourt parking

Connected services and utilities: Electricity: mains gas: mains drainage

Surface water: 'Very low' means less than 0.1% chance of a flood each year.

Rivers and sea: 'Very low' means less than 0.1% chance of a flood each year.

All subject to confirmation.

VIEWING BY APPOINTMENT - All negotiations should be conducted through Grimshaw & Company, who will be pleased to arrange appointments and provide further information.

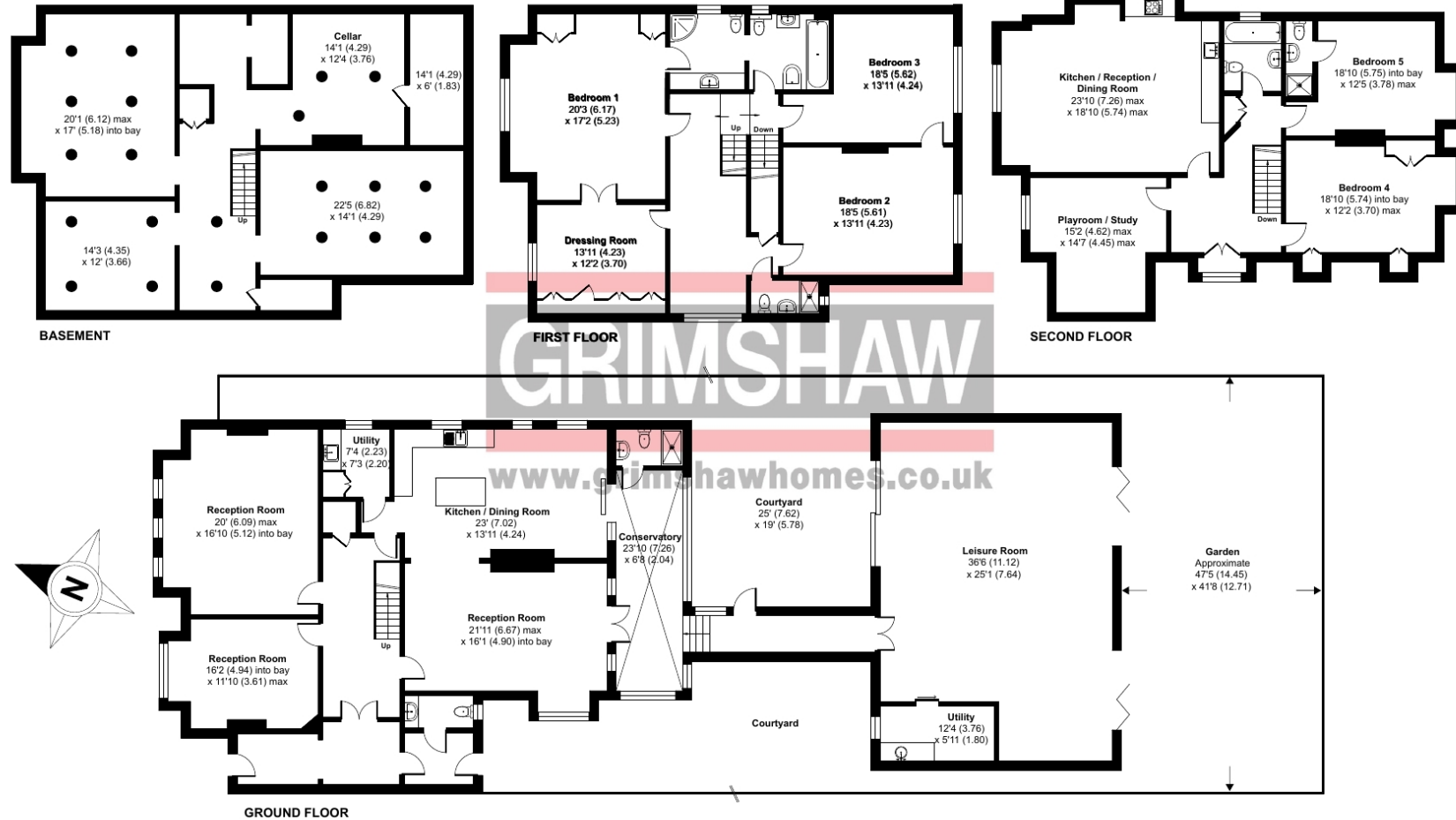


Charlbury Grove, London, W5

Approximate Area = 5552 sq ft / 515.7 sq m

Basement Floor Area = 1482 sq ft / 137.6 sq m

For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © nichecom 2026. Produced for Grimshaw & Co. REF: 1499320



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