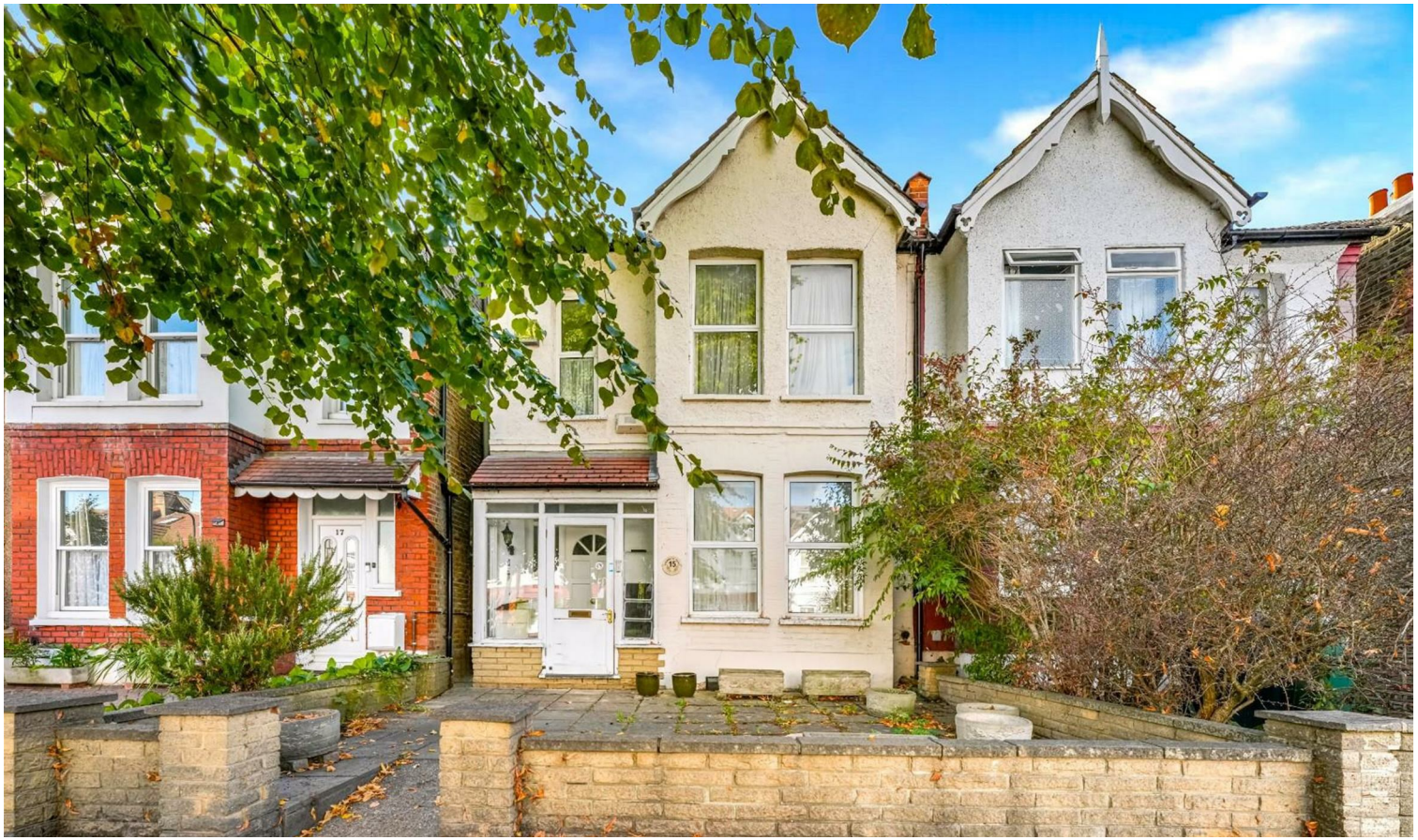
Rolfe East



Birkbeck Road, Ealing, W5 4ES

£825,000 Freehold

- Three bedroom semi-detached family home
- Superb location
- 75ft sun-trap rear garden
- Extended to rear
- Close to Northfields station
- Further extension potential (stpp)
- Chain free sale
- Moments from sought after schools
- Freehold

289 Northfield Avenue, Ealing, W5 4XB
020 8579 1111

northfields@rolfe-east.com
https://www.rolfe-east.com/

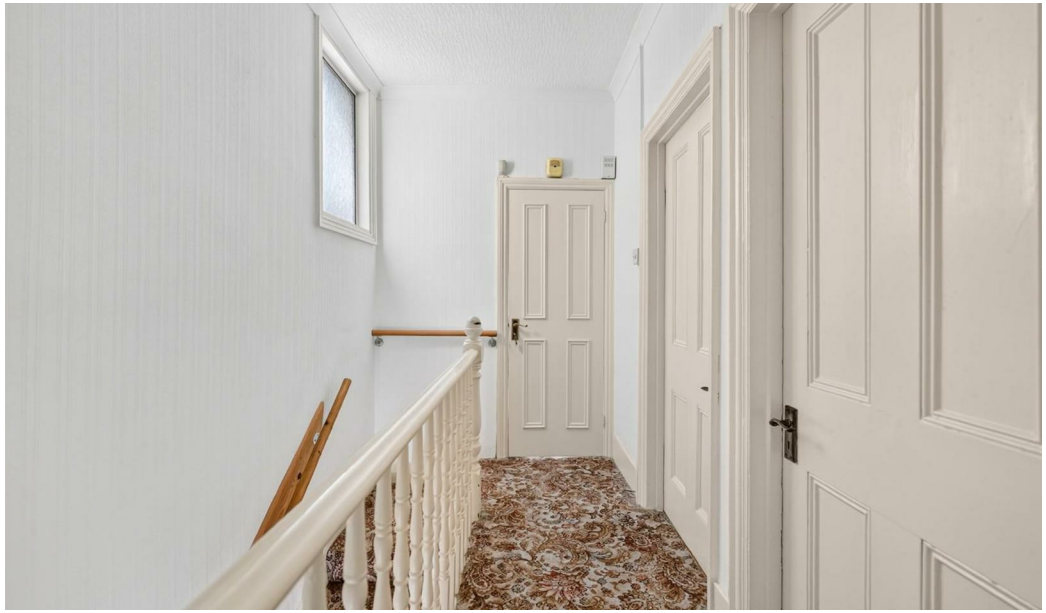
A classic and superbly located three bedroom semi detached family home, brought to the market and sold without any onward chain.

This lovely family home has character and plenty of living space and gives scope to modernise and make your own, with accommodation comprising a welcoming hallway, two spacious reception rooms and an extended kitchen breakfast room which leads out to the garden. Upstairs, there is a landing, three well proportioned bedrooms and a family bathroom. There is also a spacious loft, which could give further extension potential (subject to gaining consents). Outside, there is a paved front garden, whilst to the rear, there is a lovely private, well stocked rear garden measuring in excess of 75ft and of a sunny west facing aspect.

Birkbeck Road is very well located for the local amenities of Northfields and is just a quarter of a mile from Northfields station (Piccadilly Line) giving fast access into Central London and out to Heathrow. The property is well positioned for some of the area's best and most sought after schools including Little Ealing Primary and Ealing Fields. It also benefits from being nearby to the beautiful open spaces of Blondin and Lammas Parks, Ealing Broadway's shopping centre, multitude of restaurants and its station (with overground services to Paddington and its Central, District and the new Elizabeth line services). Brentford town centre and station to London Waterloo is also within easy reach as are the A4/M4 road links and bus routes serving Kew, Richmond and Kingston.

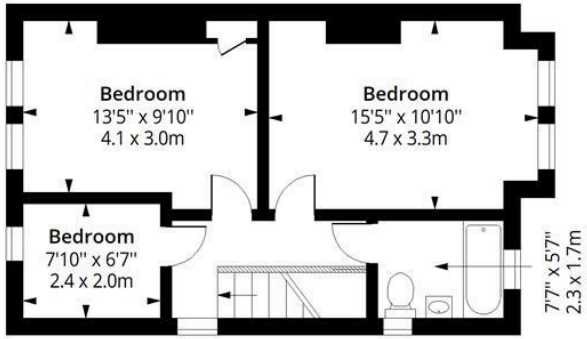
SILVER
MIKRI
MATS

TOOLS
GLUE



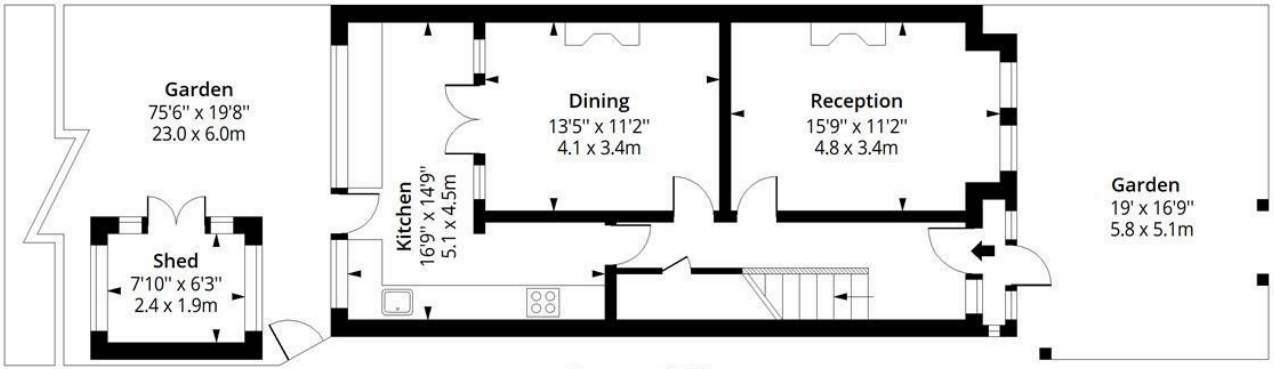
Birkbeck Road W5

Approx. Gross Internal Area 1104 Sq Ft - 102.56 Sq M
Approx. Gross Shed Area 49 Sq Ft - 4.55 Sq M



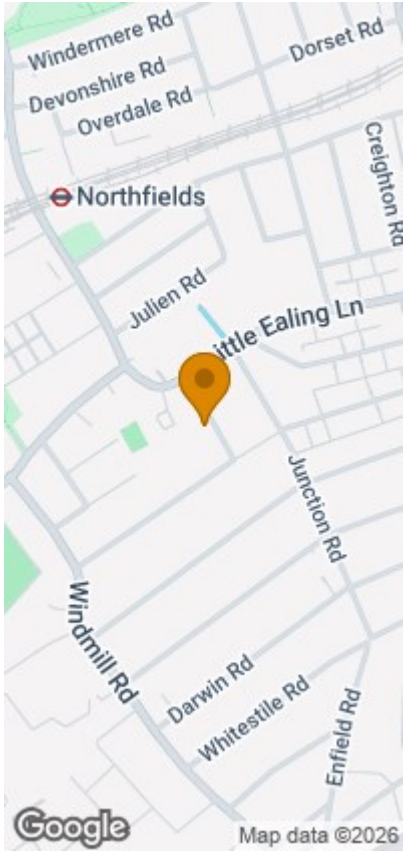
First Floor

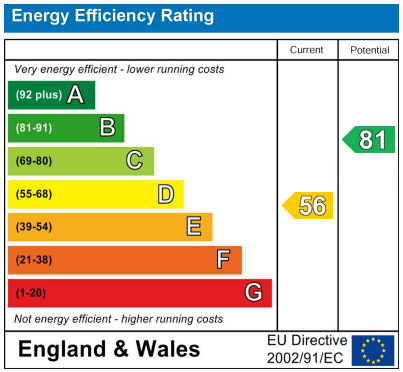
Floor Area 485 Sq Ft - 45.06 Sq M



Ground Floor

Floor Area 619 Sq Ft - 57.51 Sq M





RICS Certified Property Measurer

Measured according to RICS IPMS2. Floor plan is for illustrative purposes only and is not to scale. Every attempt has been made to ensure the accuracy of the floor plan shown, however all measurements, fixtures, fittings and data shown are an approximate interpretation for illustrative purposes only. 1 sq m = 10.76 sq feet.

lpaplus.com

Date: 1/10/2026

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