

**Location:**

Grove Road is moments from Churchfield Road, offering a vibrant café culture and an excellent selection of boutique shops, bars, and eateries. Transport links include Acton Central Overground and Acton Main Line station, providing access to the Elizabeth line.

**Key points:**

- Four bedrooms
- Three bathrooms
- 1,461 sq ft / 135.8 sq m
- Newly refurbished throughout
- Freehold
- No onward chain

# Do Better:

**Acton**  
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57-59 Churchfield Road,  
Acton, London, W3 6AY

020 8992 3600

# Aston Rowe



### Grove Road

Approximate Gross Internal Area = 126.0 sq m / 1356 sq ft  
Eaves Storage / Reduced Headroom = 9.8 sq m / 105 sq ft  
Total = 135.8 sq m / 1461 sq ft



= Reduced headroom below 1.5m / 5'0"



Although every attempt has been made to ensure accuracy, all measurements are approximate. The floorplan is for illustrative purposes only and not to scale.  
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## £1,100,000

## Grove Road, London W3 6AW

Energy Efficiency Rating		Environmental Impact (CO <sub>2</sub> ) Rating	
Current	Potential	Current	Potential

England & Wales EU Directive 2002/91/EC

- 2 Reception Rooms
- 4 Bedrooms
- 3 Bathrooms



The current owner says:

**The property is in a fantastic location for the local shops, schools, parks and transport links.**

A newly refurbished four-bedroom end terraced house located on the peripheries of Poets Corner, Acton.

Finished to a fantastic standard throughout, this contemporary property is arranged over three floors.

The accommodation includes an impressive open-plan kitchen/dining area overlooking a landscaped east-facing garden. Further benefits include four bedrooms, three bathrooms, and a double through reception room.

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### What's better:

**A newly refurbished four-bedroom end terraced house located on the peripheries of Poets Corner, Acton.**

