

Rolfe East



The Crescent, W3

Offers In Excess Of £700,000

- Large Rear Garden
- Off Street Parking
- Freehold Family Home
- Three Bedrooms

66 High Street, W3 6LE
020 8993 7755

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<https://www.rolfe-east.com/>

This three-bedroom semi-detached family home is situated on a fantastic residential road in Acton, W3. It has been extended to the rear and the property offers generous living accommodation along with exceptional scope for further enhancement and extension (subject to the necessary planning permissions).

A unique feature of the home is the larger-than-average garden room, which presents a versatile space with exciting potential for conversion or adaptation (S.T.P.P.), as demonstrated by several neighbouring properties. Combined with the opportunity to modernise and personalise, this is an excellent chance for buyers to create a truly outstanding family home.

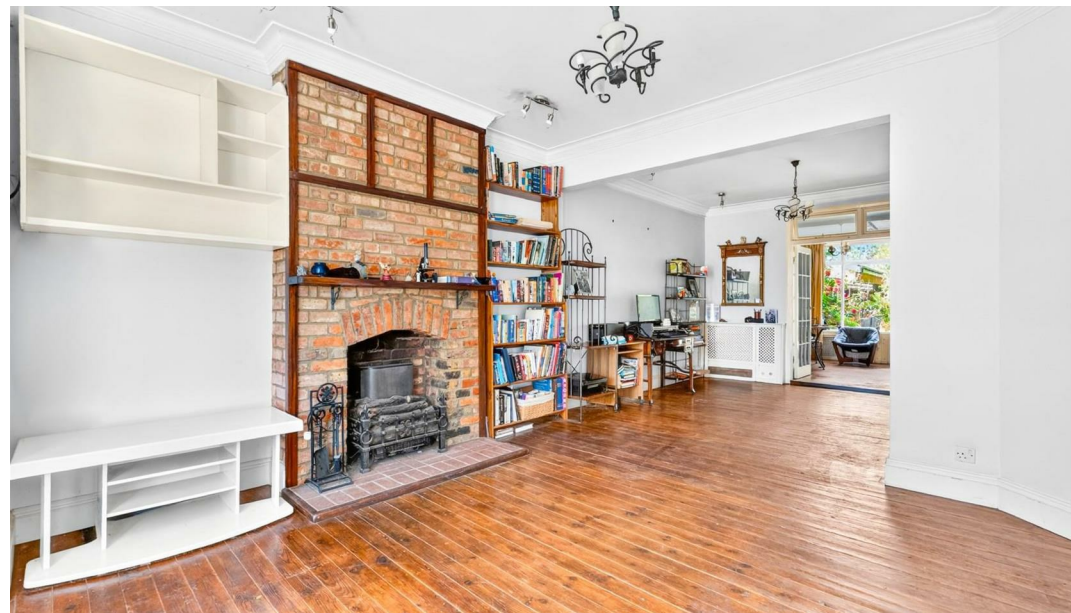
Additional benefits include a large 65ft west-facing garden, ideal for entertaining and enjoying afternoon and evening sunshine, off-street parking, and convenient side access.

The property is superbly located for transport and connectivity, with easy access to London Underground Central Line via East Acton Station, Acton Central Station on the Overground network, and Acton Main Line Station providing fast connections via the Elizabeth Line. Numerous local bus routes and excellent access to the A40 offer convenient travel into and out of Central London. The nearby Old Oak Common regeneration and HS2 interchange project is set to further enhance the area's appeal and connectivity. Residents also benefit from being within easy reach of Westfield London, along with a wide range of local shops, cafés, restaurants, and amenities. No further chain.

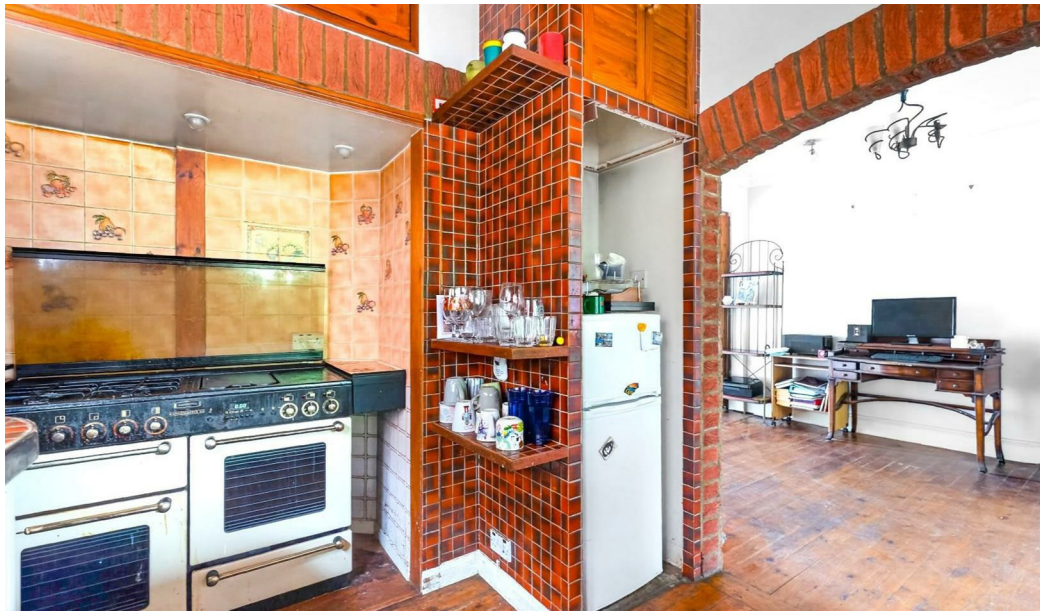


Council Tax Band: E



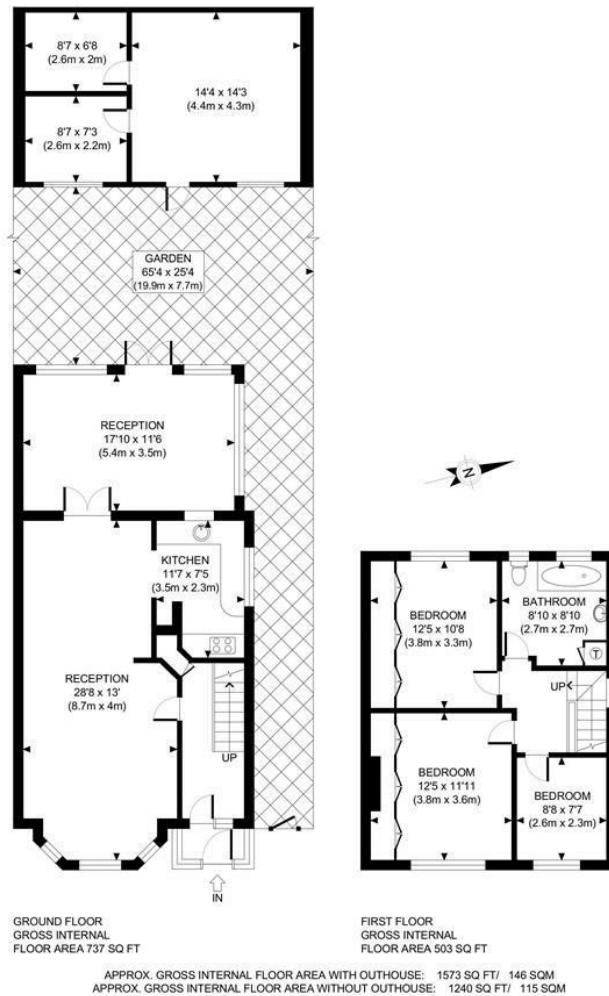






Viewings

Viewings by arrangement only.
Call 020 8993 7755 to make an appointment.



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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