Leslie & Co.

CRANMER AVENUE, EALING, W13

Guide Price: **£800,000**

SCAN ME

Leslie & Co

About the property

What the owner loves:

There are many reasons we have loved this house as our first family home. Being in the school catchment for highly rated schools was our priority when we first moved. Now that we have two young children, we have seen how our location has benefitted them, not only getting into our desired school but also with their friends being so close by. As a family, we appreciate the lovely parks that are a short walking distance, each offering something different to our days out. Having restaurants, cafes and shops on our doorstep has meant that everything we need is easily accessible. Being a family that enjoy our holidays, we love the convenience of being able to get to Heathrow Airport in only half an hour.

We think our house has many features that have made it a great place to live. Firstly, having off street parking has been a huge bonus for the area. Having three double bedrooms has given us the space for our family to grow. Finally, we have ground floor aircon installed which has been invaluable to us, especially during the latest heatwaves.

We are lucky to be surrounded by kind and friendly neighbours who are always happy to help. It has been a great home for our family and a fantastic place to live.

Key features

- Wonderful three-bed family home
- Excellent schools nearby (including Fielding Primary)
- Fantastic reception room with exposed brick and air-conditioning
- Moments from Northfields Avenue & Lammas Park
- Sunny south-facing private garden
- Allocated off-street parking
- Buyer information pack available
- Secure with Reservation or Deposit Agreement

Material information

- Tenure - Freehold
- Council Tax Amount - £3564.00 (Band G)
- Guide Price - **£800,000**

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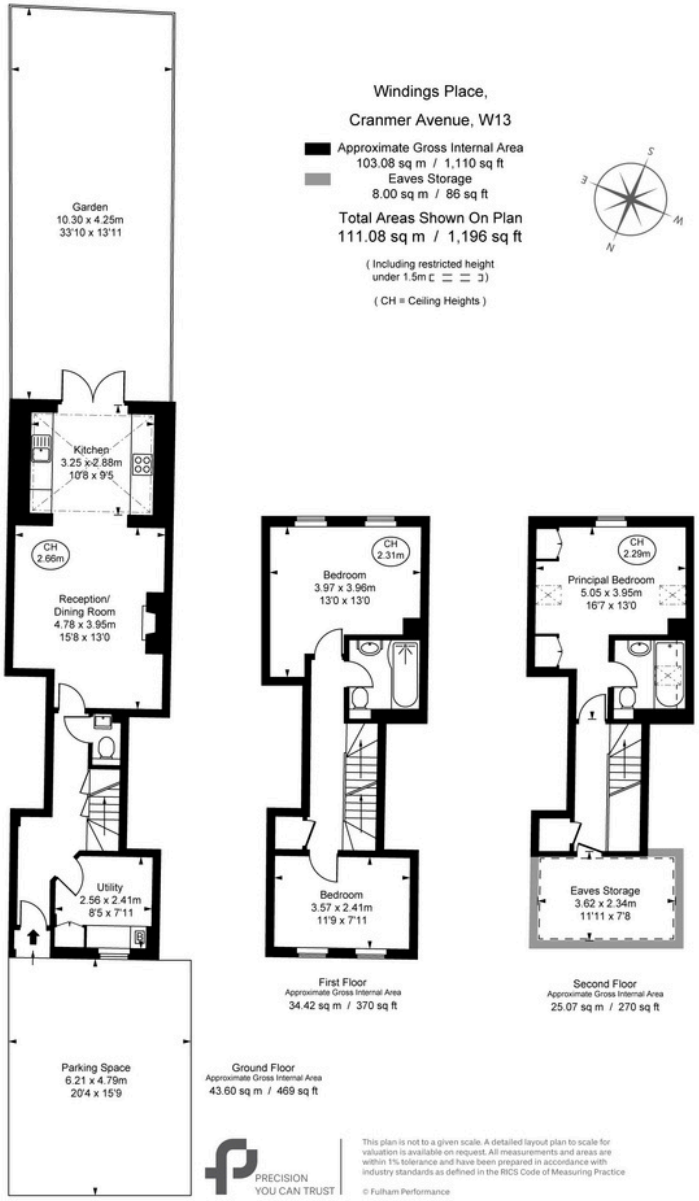

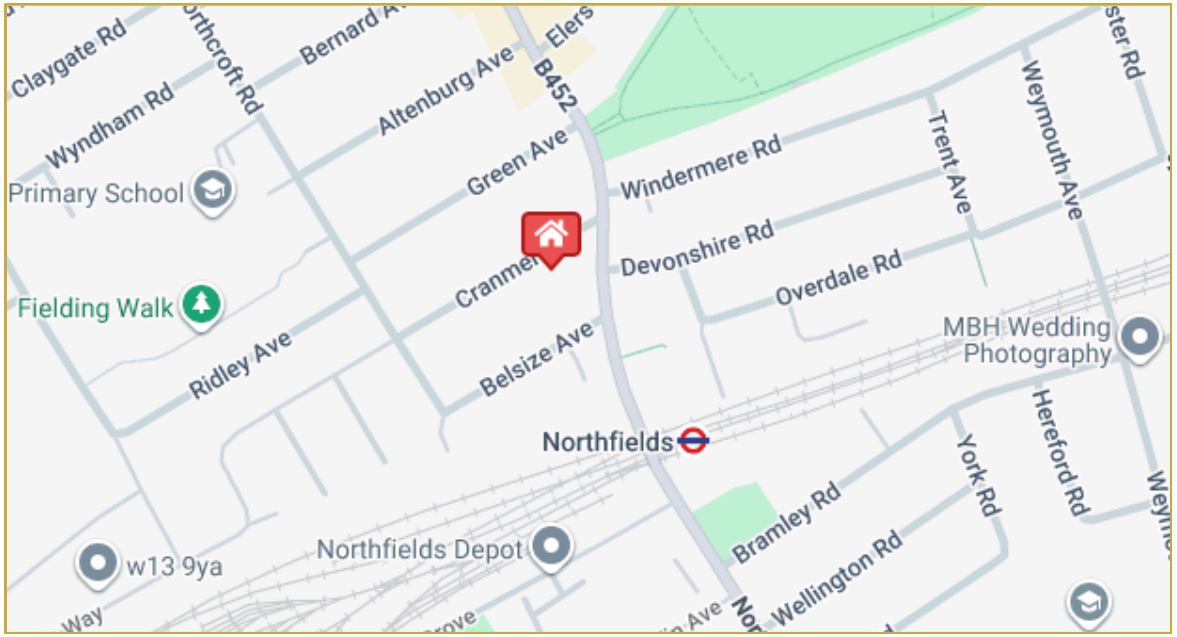

Key Facts for Buyers

Buyer Information Pack