



Freehold / House - Link Detached

11 Campbell Road, Hanwell, London, W7 3EA

A rare opportunity to acquire this truly unique, linked-detached period house, with a good sized garden and frontage, in need of modernisation, offering much potential to personalise, improve and extend. Situated in one of Hanwells premiere roads, moments from Hanwell Elizabeth Line and attractively offered chain free.

- Linked-semi detached house
- Moments from the Elizabeth Line
- 2 double bedrooms
- Upstairs bathroom
- Bright living room
- Kitchen/diner
- Good sized garden
- Large frontage (potential O/S/P)
- Potential to extend
- Chain free



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£650,000

This distinctively unique 'linked-detached' period house, features a battlement rooftop and spacious accommodation including a wide hallway, light and airy living room, kitchen/dining room, 2 large bedrooms, an upstairs bathroom with natural light and retains many original features. Outside there is a good sized mature rear garden and a deep frontage with the potential for ample off street parking. Having remained in the same ownership for many years, this is a home of real character and rarity, now ready for thoughtful updating. With excellent scope to extend to the rear and into the loft (subject to the usual consents), it presents an excellent opportunity to create a distinctive and valuable home.

Peacefully positioned, set back from the road, this characterful home forms part of a highly regarded Conservation Area on one of Hanwell's premier residential streets. Hanwell Station, providing excellent Elizabeth Line connections to Ealing Broadway, Paddington and Heathrow, is just moments away, making this an ideal location for commuters.

The property is also superbly placed for the green open spaces of Brent Lodge Park ('Bunny Park') and Brent Valley Golf Course, both just a short walk away. Everyday amenities, including shops, cafés, restaurants and regular bus services, are conveniently available along Greenford Avenue. The area is also well served by a number of popular local schools, including St Joseph's RC Primary School, Hobbayne Primary School and Drayton Manor High School.

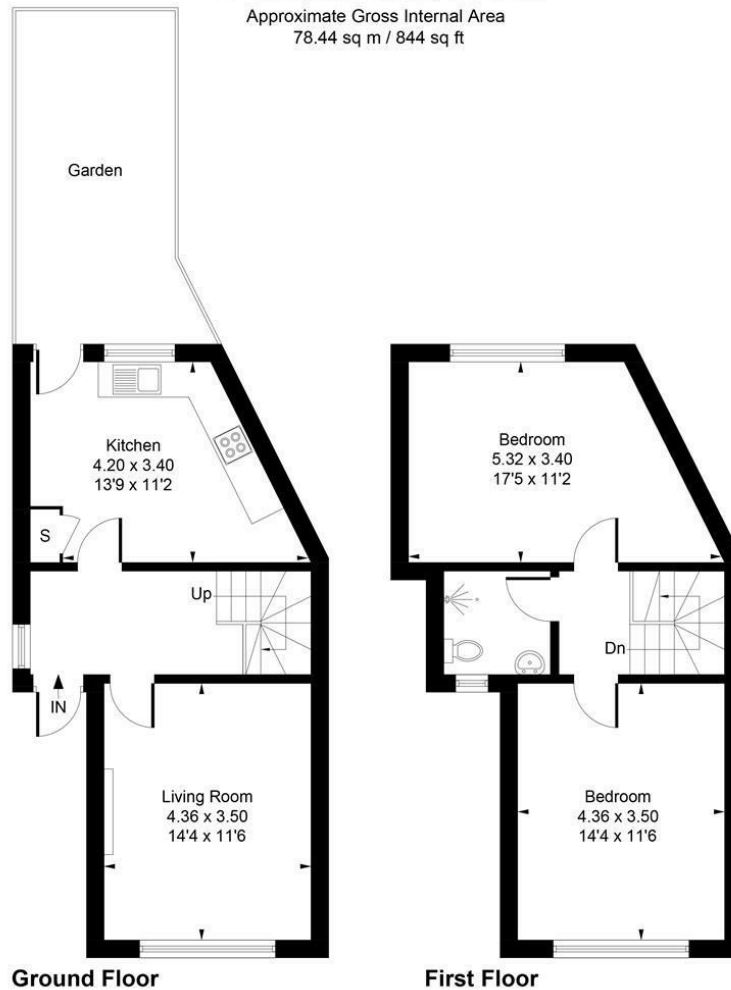


19 Greenford Avenue, Hanwell, London, W7 1LD
020 8567 3219



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Approximate Gross Internal Area
78.44 sq m / 844 sq ft

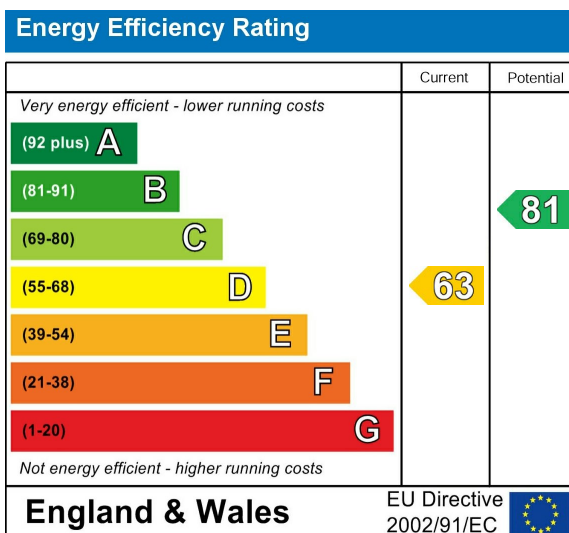


Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement.
This plan is for illustrative purposes only and should be used as such by any prospective purchaser.
Produced by jcphotographystudio.com

Council Tax Band

E

Energy Performance Graph



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Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements.