

Location:

Chaucer Road is a quiet residential road located close by to the amenities of Churchfield Road, with both Acton Central and Acton Mainline Station within short walking distance.

Key points:

- 3 Bedrooms
- End terraced house
- South facing garden
- 1,200 sqft +
- Poets Corner
- Walking distance to Churchfield Road
- Potential to extend to the side and loft S.T.P.P via Ealing Council

Do Better:

Acton
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57-59 Churchfield Road,
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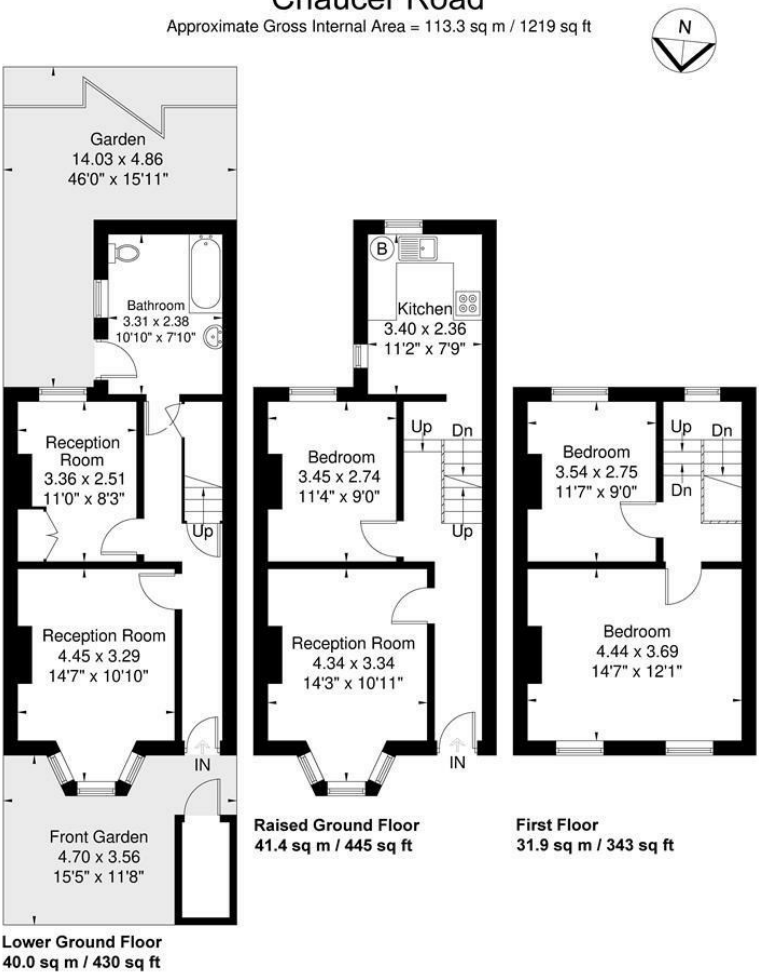


Asking Price £850,000

Chaucer Road, London W3 6DR

- 3 Reception Rooms
- 3 Bedrooms
- 1 Bathrooms

Chaucer Road
Approximate Gross Internal Area = 113.3 sq m / 1219 sq ft



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

Environmental Impact (CO ₂) Rating		Current	Potential
Very environmentally friendly - lower CO ₂ emissions			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not environmentally friendly - higher CO ₂ emissions			
England & Wales		EU Directive 2002/91/EC	



The current owner says:

The property has potential to extend up in to the loft and side S.T.P.P via Ealing Council.

Aston Rowe are pleased to present this three bedroom end-terraced house which offers generous accommodation arranged over three floors and a south-facing rear garden.

The ground floor features a living room to the front, a separate bedroom, and a kitchen at the rear. On the first floor there are two well-proportioned bedrooms along with a family bathroom. The lower ground floor provides a further two reception rooms, family bathroom with direct garden access.

The house requires some modernisation, offering buyers the chance to update and personalise the space. There is also potential to extend to the side and into the loft, subject to the necessary planning consent from Ealing Council.

Externally, the property benefits from a good-sized south-facing garden, making it an attractive home with scope for improvement and future growth.

Chaucer Road is a quiet residential street, a short walk from Churchfield Road's many independent shops, cafes and restaurants. Acton Park and David Lloyd Health Club are a stone's throw away.

The property offers easy access to both the A40 (Western Avenue) and M4 while transport links can be found at Acton Main Line & Elizabeth Line (Crossrail link), Acton Central (London Overground) and Acton Town (District and Piccadilly line). Local schools include Derwentwater, Ark Byron, Ark Priory, St. Vincent's Primary Schools and Twyford Church of England Secondary School.

What's better:

A three bedroom end terraced house set within Poets Corner.

