



Offers In Excess of £3,750,000 Freehold

9 WESTBURY ROAD, EALING, W5 2LE





A MAGNIFICENT DETACHED DOUBLE FRONTED VICTORIAN RESIDENCE IN THIS PRIME LOCATION RIGHT BY EALING CRICKET GROUND.

Conveniently located in this quiet tree-lined avenue just a short stroll to Haven Green with Ealing Broadway Town Centre and Station beyond. Enjoying all the benefits of the District, Central and Elizabeth Lines.

This elegant and exceptionally spacious family residence has been our clients much loved home for many years. During this time, it has been tastefully renovated and excellently maintained to create a characterful, well-appointed home rich in period features and charm. In recent years the ground floor accommodation has been enhanced and extended to create a fabulous family kitchen, dining and living room.

The accommodation is described in more details as follows: Spacious entrance hall. Attractive sitting room. Elegant dining room. Cloakroom. Superb family kitchen. Dining and living room overlooking the beautiful garden. Storage room. Cloakroom. Principal bedroom suite with en suite shower room. Five further double bedrooms. Family bathroom and 2nd en suite shower room. Laundry room. Benefiting from solid oak flooring throughout. Gas central heating and double glazing. Landscaped front garden with good off-street parking. Mature borders and feature 'Magnolia' tree. Covered side access to garden. Wonderful 100ft west facing walled garden with large 'Yorkstone' terrace laid to immaculate lawn. Wealth of mature flower and shrub borders. Fruit trees and feature 'Wisteria'. Playhouse and timber shed. Must be seen. No forward chain!

COUNCIL TAX BAND: G

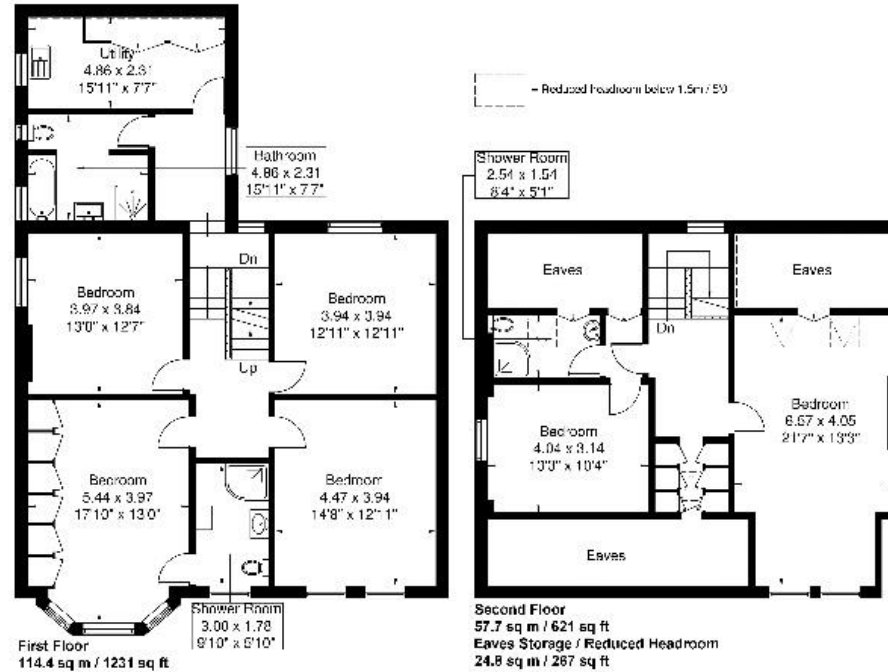
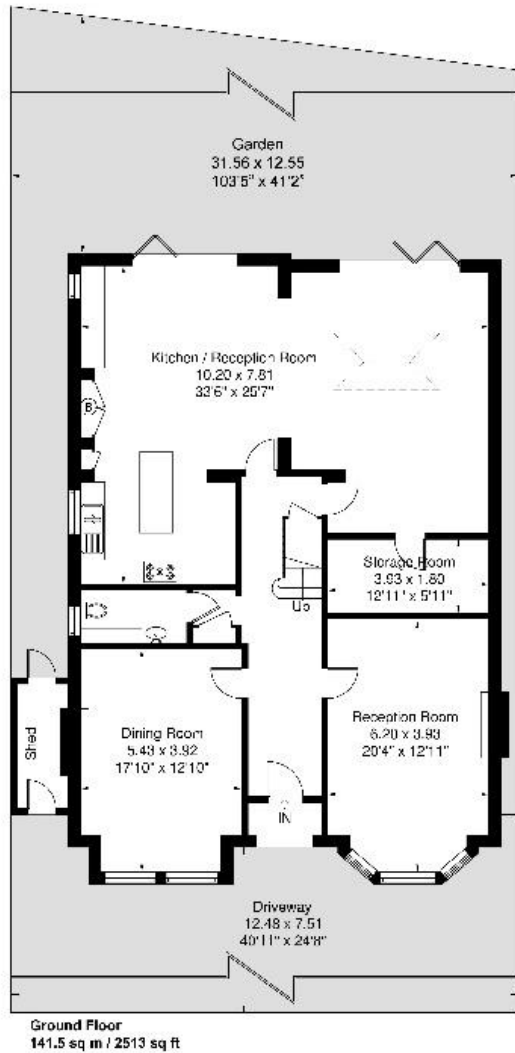
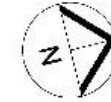
EPC Rating: E



 www.sintonandrews.com
020 8566 1990

Westbury Road

Approximate Gross Internal Area = 313.6 sq m / 3375 sq ft
 Eaves / Reduced Headroom = 24.8 sq m / 267 sq ft
 Total = 338.4 sq m / 3642 sq ft



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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8 Spring Bridge Road, Ealing, London W5 2AA

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