



Winscombe Crescent, Ealing, London W5 1AZ
Price £1,100,000 Freehold

First time on the market for over 94 years and rare for the Brentham Garden Estate - an original 4-bedroom residence with mature south-facing 74ft rear garden. With lots of potential for extension and modernisation (subject to usual regulations).

The property comprises entrance hall, 2 reception rooms, good-sized fitted kitchen, utility room, ground-floor shower room, 4 bedrooms and a bathroom.

Outside is a front lawn garden and a lovely mature rear garden of approx 74ft.

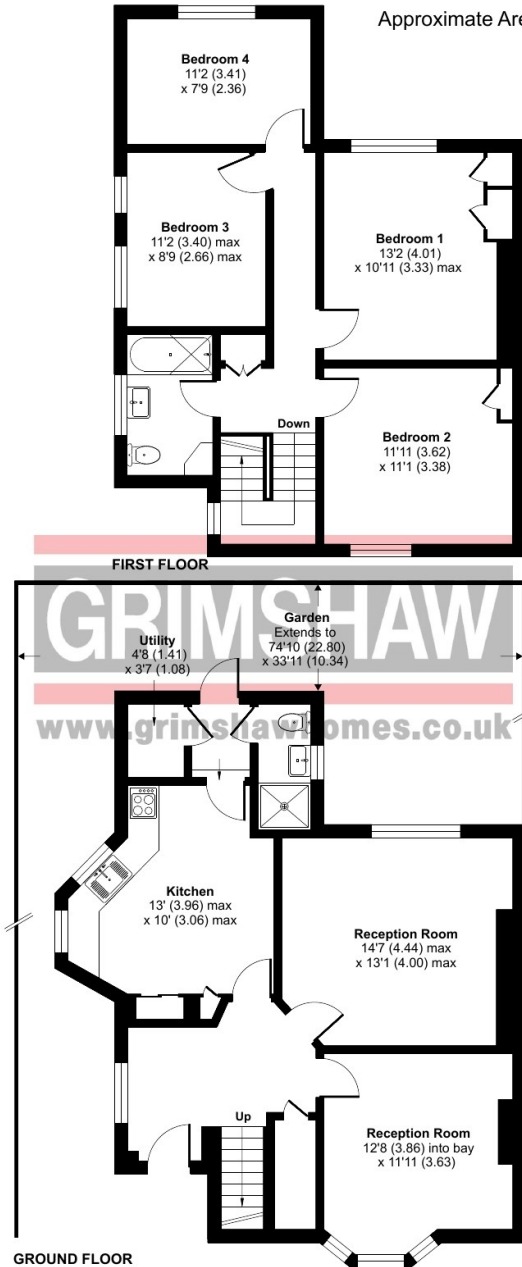
Situated in a premier position on the sought-after **Brentham Garden Estate**, a conservation area of architectural interest. Within easy walking distance of Pitshanger Lane Village for local shopping facilities, bars and restaurants as well as the lovely open space of Pitshanger Park. With access to **Ealing Broadway** station with Elizabeth Line connection & town centre and the M4 & M40 motorways. Well-placed for local schools including North Ealing Primary, St Benedict's, Montpelier Primary, Ada Lovelace CofE High, St Gregory's Primary and Notting Hill & Ealing High.



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Approximate Area = 1378 sq ft / 128 sq m

For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © nrichcom 2024. Produced for Grimshaw & Co. REF: 1178945

EPC Rating = F

Council tax band = G (subject to confirmation)

VIEWING BY APPOINTMENT - All negotiations should be conducted through Grimshaw & Company, who will be pleased to arrange appointments and provide further information.

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