



Gunnersbury Crescent, Acton, London W3 9AA

Price £899,950 Freehold - No Chain

A 5-bedroom semi-detached property on two floors needing some updating with a garage and off-street parking.

The accommodation comprises entrance hall, double reception room with double doors leading to the conservatory, kitchen, dining room, cloakroom, 5 bedrooms and a shower room.

Outside is a rear lawn garden of approx 40ft, garage and off-street parking.

Very conveniently situated within a short stroll to **Acton Town** station for Central London & Heathrow and local shopping facilities. Well-placed for the lovely open space of Gunnersbury Park. With access to **Ealing Broadway** station with Elizabeth Line connection & town centre. Good road connections for North Circular Road, A4 and M4/M40 motorways. Well-placed for a number of local schools which include Grange Primary, Ark Acton Academy, Ark Priors Primary, Twyford CofE High, St Vincent's Catholic Primary, Ark Soane Academy and Acton Gardens Primary.



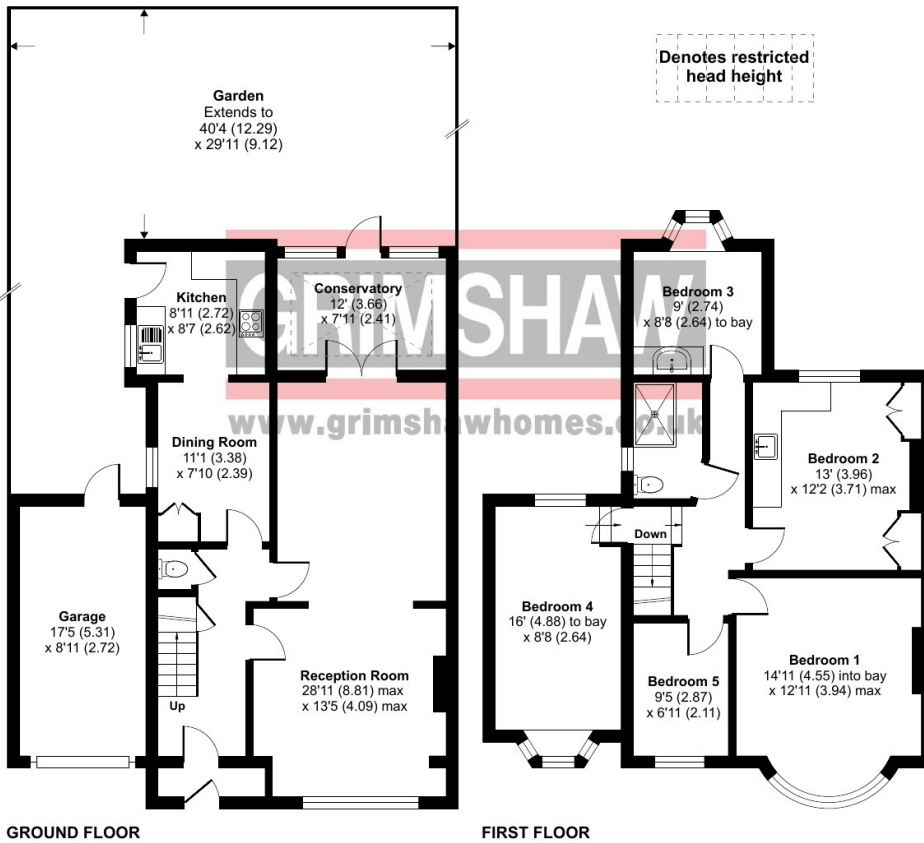
Gunnersbury Crescent, London, W3

Approximate Area = 1568 sq ft / 145.6 sq m

Garage = 155 sq ft / 14.3 sq m

Total = 1723 sq ft / 159.9 sq m

For identification only - Not to scale



EPC Rating = D
Council tax band = F (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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Grimshaw and Co, 5 Station Parade, Ealing Common, London W5 3LD



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