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Churchill & Mathesons

East Acton Lane, London W3 7ER

Asking Price £1,200,000 Freehold



KEY FEATURES:

- DETACHED HOME
- 4 BEDROOMS
- 3 BATHROOMS
- 1 RECEPTION
- 1 GARAGE
- 3 PARKINGS
- WEST FACING GARDEN
- CLOSE TO EVERYTHING

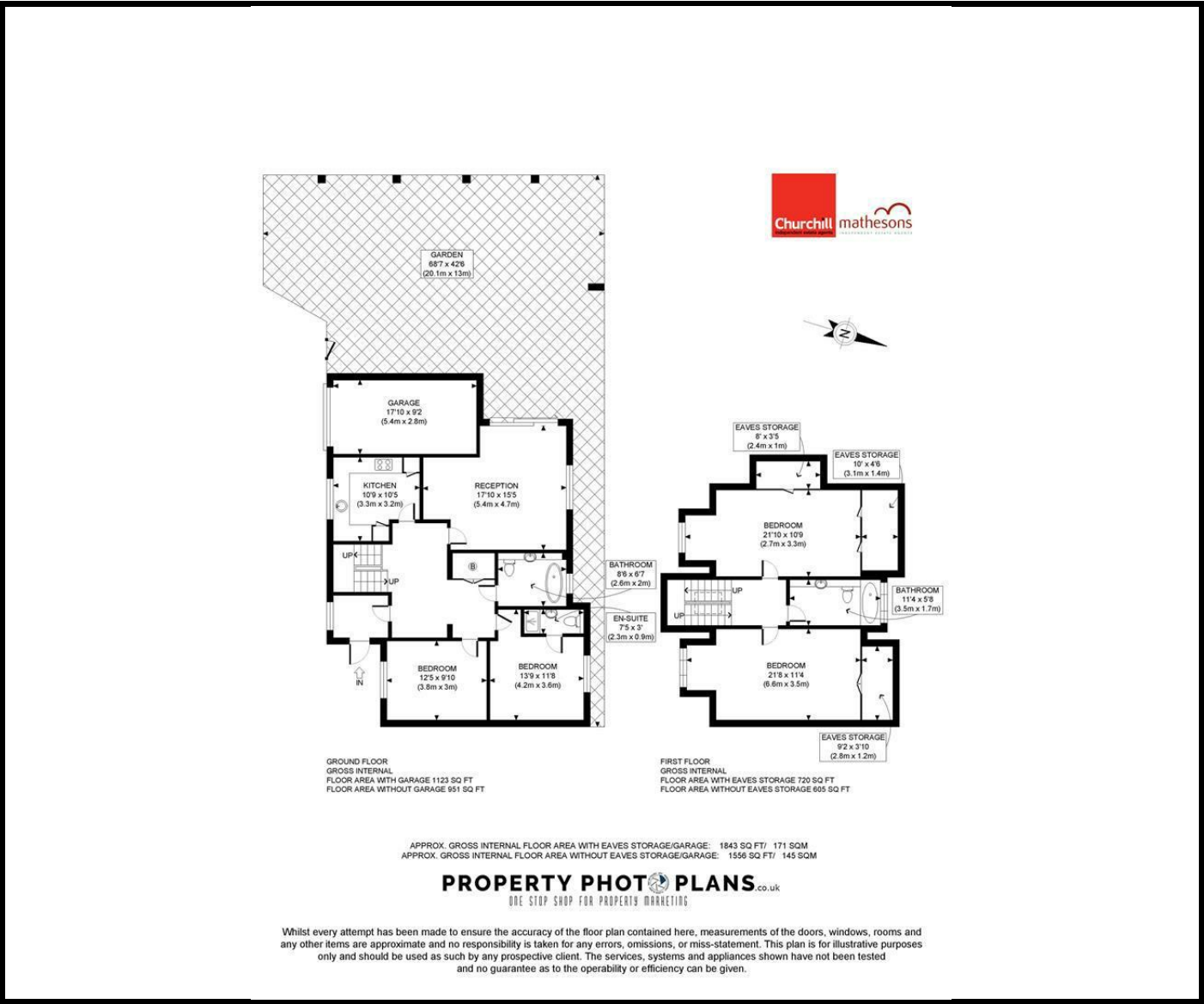
Nestled just off East Acton Lane, W3, this impressive detached house offers a perfect blend of space, comfort, and modern living. Spanning an expansive 1,843 sqft, the property boasts 4 generously sized double bedrooms, and 3 bathrooms, making morning routines a breeze, accommodating the needs of a busy household.

The heart of the home is a large separate reception room, which provides a welcoming space for relaxation and entertainment. This room features direct access to a west-facing garden, perfect for enjoying the afternoon sun and hosting gatherings with friends and family. The outdoor space is ideal for children to play or for gardening enthusiasts to cultivate their green thumb.

The property also includes off-street parking for up to 3 cars, along with a garage, providing ample space for vehicles and additional storage or convert into an open plan kitchen/diner and large living room.

Safety and security are paramount, and this home is equipped with an alarm system and CCTV, offering peace of mind for residents.

This detached house on East Acton Lane is not just a property; it is a wonderful family home that combines spacious living with modern amenities in a sought-after location. Whether you are looking to settle down or invest, this residence is sure to impress.



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	

Whilst every effort is made to give a fair description, the accuracy of these particulars is not guaranteed, neither do they constitute an offer or contract.

CHURCHILL & MATHESONS ESTATE AGENTS have not tested any apparatus, equipment, fitting or services and so cannot verify that they are in working order. The buyer is advised to obtain verification from their solicitor or surveyor. Measurements are correct to within +/- 6 A sonic tape is used. None of the statements contained in these particulars or any of our properties are to be relied upon as a representation of fact.