

Rolfe East



Greenford Gardens, Greenford, UB6 9NA

- TWO fantastic detached Bungalows
- Stunning open plan living and kitchen
- Lovely outlook

- Perfect for an annex-style living arrangement.
- Three double bedrooms to main bungalow
- Off street parking

£750,000 Freehold

- Large garden with workshop/garden room
- Separate one bedroom bungalow
- Freehold

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A rare opportunity to purchase TWO beautifully presented detached bungalows nestled in lovely gardens - perfect for large families who perhaps need additional separate living space, situated on highly sought after Greenford Gardens

The superb main bungalow offers three double bedrooms and two bathrooms (one of which is en suite), There is also a spacious utility room and the heart of the home features a stunning open-plan living area, seamlessly connecting a contemporary kitchen with bi-folding doors that open up to the large private garden. The second detached bungalow is modern and well appointed with one double bedroom, spacious bathroom and a lounge.

The beautiful rear gardens not only provide a picturesque setting with stunning views across the sports ground but also serves as an excellent venue for entertaining. There is also a large outbuilding offering versatility, making it an ideal workshop, office, or home gym, catering to various lifestyle needs. Parking is a breeze with space for two vehicles off the street, ensuring convenience for you and your guests. These bungalows are not just a home; they are a lifestyle choice, perfect for those looking for an annex-style living arrangement.

This property truly encapsulates the essence of comfortable living in a desirable location, making it a must-see for anyone looking to settle in Greenford, close to Ravenor Park with many popular schools and amenities.





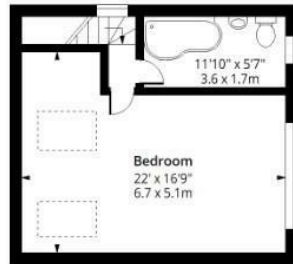
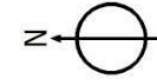




Greenford Gardens UB6

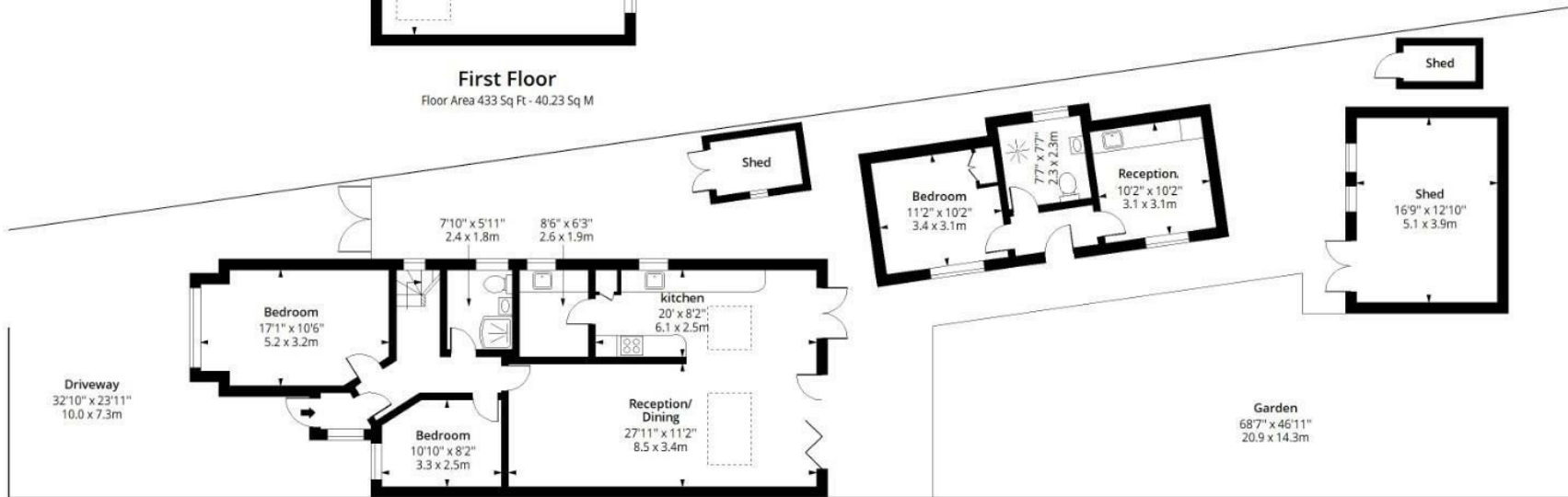
Approx. Gross Internal Area 1395 Sq Ft - 129.60 Sq M

Approx. Gross Out Building/ Shed Area 594 Sq Ft - 55.18 Sq M



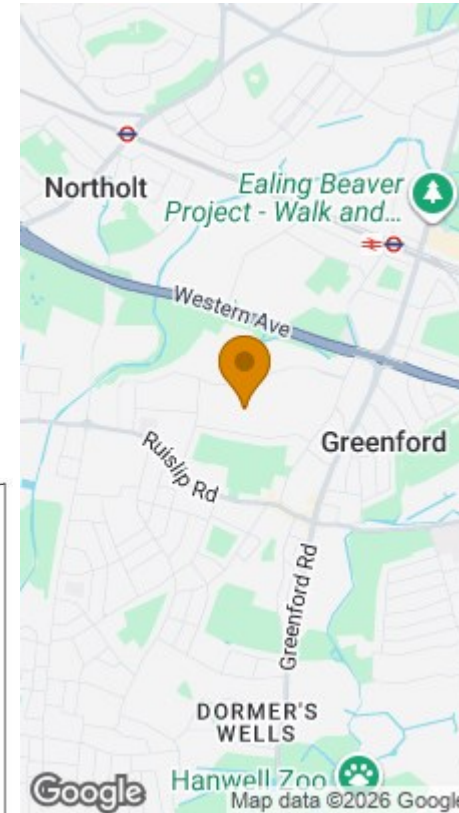
First Floor

Floor Area 433 Sq Ft - 40.23 Sq M



Ground Floor

Floor Area 962 Sq Ft - 89.37 Sq M



Energy Efficiency Rating

Very energy efficient - lower running costs	Current	Potential
(92 plus) A		
(81-91) B		82
(69-80) C	68	
(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



Measured according to RICS IPMS2. Floor plan is for illustrative purposes only and is not to scale. Every attempt has been made to ensure the accuracy of the floor plan shown, however all measurements, fixtures, fittings and data shown are an approximate interpretation for illustrative purposes only. 1 sq m = 10.76 sq feet.

ipaplus.com

Date: 19/6/2026