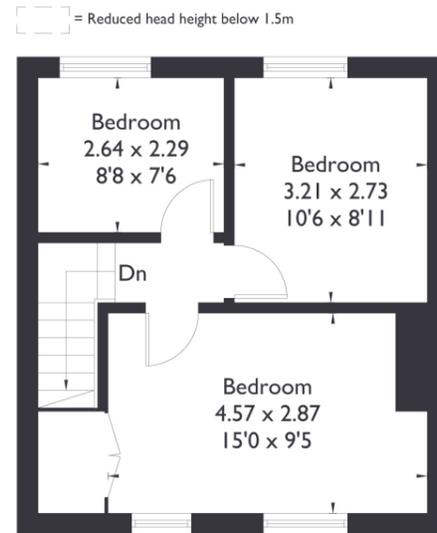
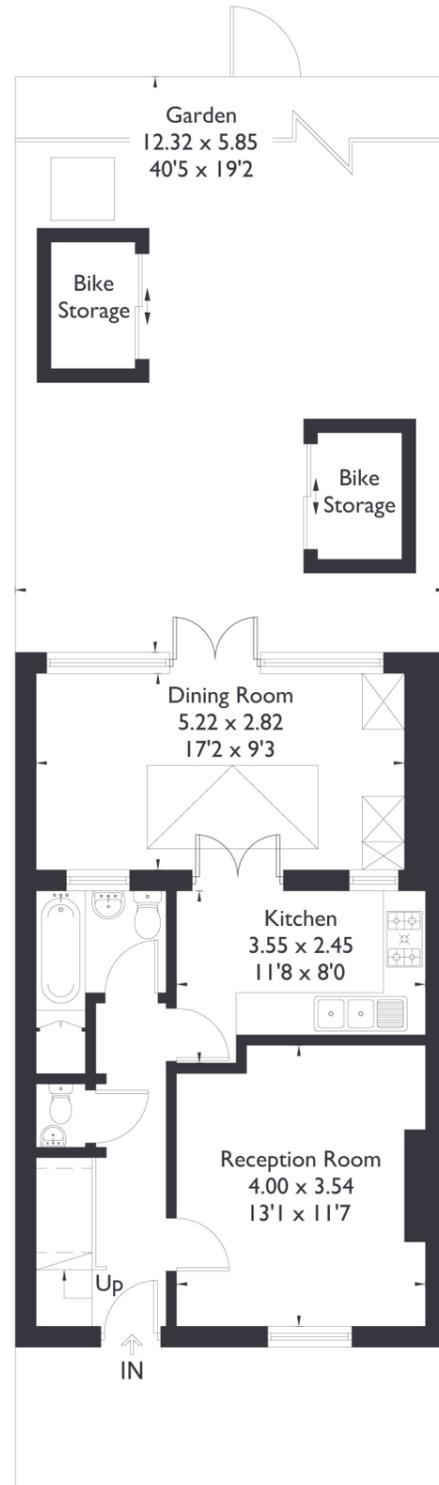


**Westcott Crescent , W7**

Approximate Floor Area = 86.2 sq m / 928 sq ft  
Bike Storage = 4.3 sq m / 46 sq ft  
Total = 90.5 sq m / 974 sq ft



**3 BEDROOM HOUSE**

**Westcott Crescent, W7**  
**£599,950**

This wonderful terraced home offers three bedrooms and one family bathroom, and uniquely backs directly onto the beautiful open green space of Cuckoo Park, offering rare and peaceful rear access.

On the ground floor, you'll find a spacious reception room, a family bathroom, and a bright and airy kitchen/living/dining area with stunning views over the private garden—perfect for both relaxing and entertaining.

**FEATURES**

- Three Bedrooms
- One Bathroom
- Separate Kitchen/ Living
- Greenford Avenue Amenities
- Hanwell Station (Elizabeth Line)
- Hobbayne Primary School/ Drayton Manor High School
- EPC Rating TBC



3 BEDROOM HOUSE

## Westcott Crescent, W7 £599,950

Upstairs, the property surprises with two generously sized double bedrooms and a single bedroom, all filled with natural light.

Ideally located just moments from the amenities of Greenford Avenue, this home falls within the sought-after catchment areas for Drayton Manor High School and Hobbayne Primary School. Commuters will also benefit from being just a 15-minute walk to Hanwell Station, providing swift access via the Elizabeth Line.

This property is an excellent opportunity for those looking to enjoy green surroundings, great schools, and superb transport links—all in a well-connected and community-focused area its also close to the newly approved Gurnell Leisure Centre development to include 50m pool, waterpark, new gym and café.

EPC Rating TBC.

