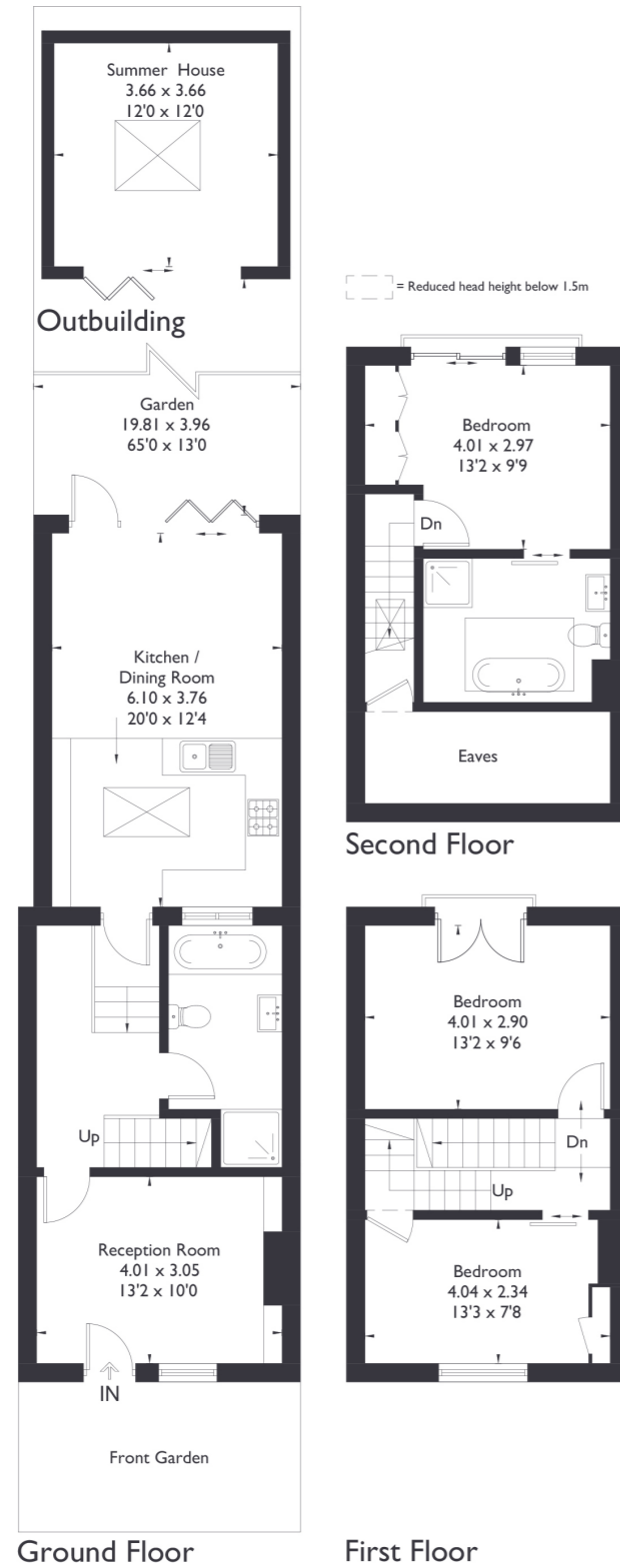


St. Margarets Road, W7

Approximate Floor Area = 110.5 sq m / 1189 sq ft
Outbuilding = 13.3 sq m / 143 sq ft
Total = 123.8 sq m / 1332 sq ft (Including Eaves)



3 BEDROOM HOUSE

St Margarets Road, W7

Guide Price £800,000-£825,000

Welcome to this beautifully presented three bedroom, two bathroom terraced home, located on a quiet residential street in the sought-after "Olde Hanwell." Recently redecorated throughout with new plastering, painting, stairs, and hardwood floors, the property is just moments from The Fox pub and the Grand Union Canal.

FEATURES

- Three Bedrooms
- Two Bathrooms
- Hanwell Station (Elizabeth Line) & Boston Manor Station
- St Marks Primary School Catchment
- Elthorne Park High School Catchment
- Close Proximity To Grand Union Canal
- EPC Rating C



3 BEDROOM HOUSE

St Margarets Road, W7

The ground floor offers a cosy front reception with a working fireplace, a spacious extended kitchen/dining/family room with underfloor heating, bi-fold doors leading to the garden, and a four piece bathroom.

Upstairs, the first floor has two double bedrooms, one with a Juliet balcony. The top floor loft conversion includes a large main bedroom with built in wardrobes, green views, another Juliet balcony, and a high spec four piece bathroom with LED lighting. Additional features include a front garden, ample storage, aluminium windows, a Nest smoke alarm, and a versatile outbuilding for office use.

The property is near top schools, popular pubs, green spaces, and offers easy access to West Ealing and Northfields high streets.

EPC Rating C.

