

# Brookfield Road

Chiswick, London, W4

 LAWSONRUTTER







Brookfield Road, Chiswick, London, W4







## Brookfield Road Chiswick, London, W4

**Price Guide: £1,295,000**

An extremely well presented four double bedroom house arranged over three floors and situated in an extremely popular road on the borders of Bedford park and within a short walk to Turnham Green underground station. On the ground floor, there is an impressive double reception room leading into a recently fully refurbished, fabulous kitchen breakfast room with frameless glass folding doors which open onto a very pretty 25' garden, which is not overlooked. The first floor comprises three generous double bedrooms and a large family bathroom and on the top floor, there is a master bedroom and en-suite shower room. The current owners have also, gained planning permission for further development including reconfiguring the top 2 floors to create a further bedroom and shower room and a full width rear mansard.

FABULOUS FAMILY HOME

BEDFORD PARK ENVIRONS

IMPRESSIVE DOUBLE RECEPTION ROOM

RECENTLY REFURBISHED KITCHEN BREAKFAST ROOM

DOWNSTAIRS W/C

FOUR DOUBLE BEDROOMS

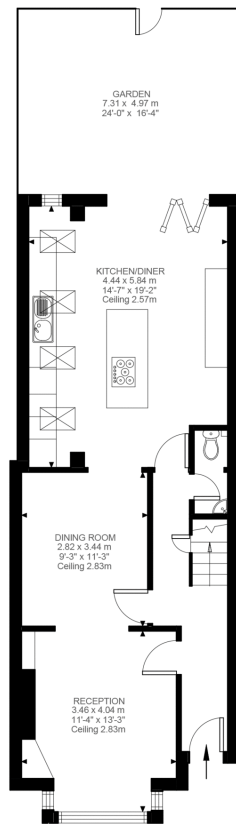
TWO BATHROOMS (1 ENSUITE)

GARDEN

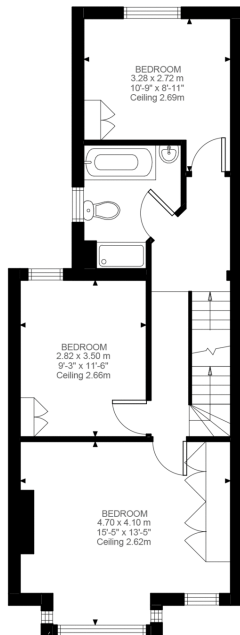
PLANNING TO RECONFIGURE TOP 2 FLOORS TO INCLUDE AN ADDITIONAL BEDROOM & SHOWER ROOM

FREEHOLD

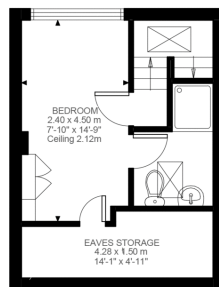




Ground Floor  
637 ft²



First Floor  
585 ft²



Second Floor  
268 ft²

Brookfield Road, W4  
Approximate Gross Internal Area  
138.47 SQ.M / 1490 SQ.FT  
(INCLUDING EAVES STORAGE)  
EAVES STORAGE 6.13 SQ.M / 66 SQ.FT  
EXCLUSIVE TOTAL AREA 132.30 SQ.M / 1424 SQ.FT



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Local Authority: **The Borough of Ealing** \* Tenure: **Freehold\*** Price Guide: **£1,295,000**

Illustration for identification purposes only. Not to scale.  
Floor Plan Drawn According To RICS Guidelines.



All viewings by appointment through  
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