

Vaughan Avenue, London, W6 Guide Price £1,695,000





An elegant five-bedroom semi-detached period family house, in need of modernisation and considerable renovation, offering an excellent balance of living and entertaining space. Located in a sought-after residential street within close proximity to numerous amenities, the property retains a wealth of character and original features but now requires a schedule of modernisation and refurbishment. The generously proportioned rooms feature high ceilings. Additionally, the property boasts a secluded 51' garden with a detached studio and off-street parking. Ideally situated close to Stamford Brook station and the extensive range of shops, bars, and restaurants on Chiswick High Road.







## Vaughan Avenue, W6 Approximate gross internal area 281.86 sq m / 3034sq ft (Including Loft) Loft Key : CH - Ceiling Height 33.82 sq m / 364 sq ft BEDROOM 3.97 x 3.35M BEDROOM 13'0" x 11'0" 5.59 x 5.18M 18'4" x 17'0" LOFT STORAGE BEDROOM CH 3.01m 5.11 x 4.16M BEDROOM 16'9" x 13'8" 5.00 x 3.67M BEDROOM 16'5" x 12'0" 2.70m 2.77 x 2.37M Second Floor First Floor UTILITY HOME OFFICE GARDEN STORE KITCHEN OFF-STREET 4.12 x 2.58M 4.20 x 3.24M PARKING 13'6" x 8'6" RECEPTION ROOM GARDEN CONSERVATORY 5.23 x 4.10M 15.65 x 6.80M 6.56 x 4.87M 17'2" x 13'5" 51'4" x 22'4" 21'6" x 16'0" RECEPTION CH 3.06m DINING ROOM 4.95 x 4.07M 16'3" x 13'4"

**Ground Floor** 

Not to scale, for guidance only and must not be relied upon as a statement of fact.

All measurements and areas are approximate only

- Semi-detached period family house
- Sought after location
- Off-street parking

- 51' Secluded garden
- Detached garden studio
- Host of original features

Tenure - Freehold Local Authority - Hounslow Council Tax - Band G







