



**HELLIWELL & Co.**

**Kerrison Road, Ealing, W5**  
**Asking Price £1,350,000**





 5 Bedrooms |  2 Receptions |  3 Bathrooms |  EPC Current D

Beautiful Semi Detached Home – Period Features – Five bedrooms – Two Receptions – Two Bathrooms – South Westerly Facing Garden – Fantastic Location – Potential to Extend (STPP) -

Situated on a beautiful tree lined street in a highly sought area in Ealing, this stunning semi-detached property has an abundance of period charm and character throughout, offers approximately 2000 sq ft of living space, arranged over three floors. Entering through the receiving hallway, the property leads through to a large, fitted kitchen, equipped with integrated appliances and ample storage space, leading to a bright conservatory, ideal for entertaining during the summer months. Two spacious receptions also feature, both with attractive wooden flooring and charming fireplaces, with the rear reception featuring patio doors, providing direct access to a quaint decking area and a well-maintained south westerly facing garden. The property also boasts a spacious garage with electricity, an ideal opportunity to convert into a home office or studio, accessible by the garden or via a private passageway.

The first-floor features three generously sized double bedrooms, and a modern fully tiled bathroom, featuring a stunning clawfoot bathtub. Heading to the second floor, offering a further two double bedrooms, one with a superb Juliet balcony, with both benefiting from eaves storage, and a contemporary bathroom with walk in shower. The second-floor further benefits from a unique, fully ventilated utility room, equipped to accommodate a washer/dryer, and further storage space.

Kerrison Road is set within a quiet, residential area of Ealing, whilst conveniently placed for access to both Ealing Broadway (Central, District, National Rail and future Crossrail) and South Ealing (Piccadilly Line) stations as well as Ealing Broadways bustling shopping centre, offering an array of shops, cafes, pubs, and restaurants. The beautiful open spaces of Walpole Park and Ealing Common are also close by.

- Beautiful semi detached house
- Period features
- Five double bedrooms
- Two receptions
- Two bathrooms
- South westerly facing private garden
- Spacious garage with electricity Ideal conversion opportunity
- Potential to extend (STPP)
- Helliwell & Co. 0208 799 3810



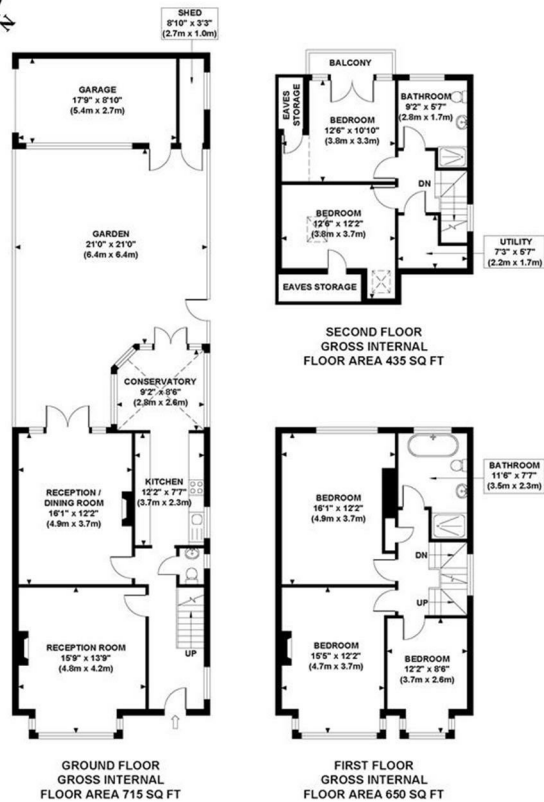
HELLIWELL & CO.

## KERRISON ROAD

Approximate Gross Internal Area 1800 sq ft / 167.22 sq m

Garage / Shed Area 200 sq ft / 18.58 sq m

Total Area 2000 sq ft / 185.80 sq m



Although every attempt has been made to ensure accuracy, all measurements are approximate and no responsibility is taken for any error, omission, or mid-statement. This floor plan is for illustrative purposes only and not to scale. Measured in accordance to RICS standards.

