



**HELLIWELL & Co.**

**Lothair Road, Ealing, W5**  
**Asking Price £750,000**









🏠 3 Bedrooms | 🛋️ 2 Receptions | 🚿 2 Bathrooms | 📊 EPC Current C

Offering over 925 sq ft of living space, this bright and spacious terraced house is a great family home. The property boasts a large reception with a beautiful bay window, a spacious dining room which could be used as an additional reception, a well-presented kitchen, fully equipped with integrated appliances and offers direct access to the private paved garden. The first floor presents three good sized double bedrooms and a family bathroom with bathtub and shower feature. Offered to the market as a freehold with the potential to expand into the loft (subject to planning permission).

Lothair Road is a quiet residential street and is perfectly located for access to South Ealing station (Piccadilly Line) and South Ealing High street, that offers several amenities and cafes, with Ealing Broadway's station (Central, District, National Rail and future Crossrail) and popular shopping centre just under a mile away offering a variety of shops, cafes, bars and restaurants. The property further benefits from the beautiful green open spaces of Lammas and Walpole park within the proximity as well as great school connections with Grange Park Primary school and Little Ealing Primary school close by.

- Terraced house
- Bright and spacious
- Good sized reception
- Three double bedrooms
- Private garden
- Potential to expand (STPP)
- Close to amenities
- Good transport links
- Freehold



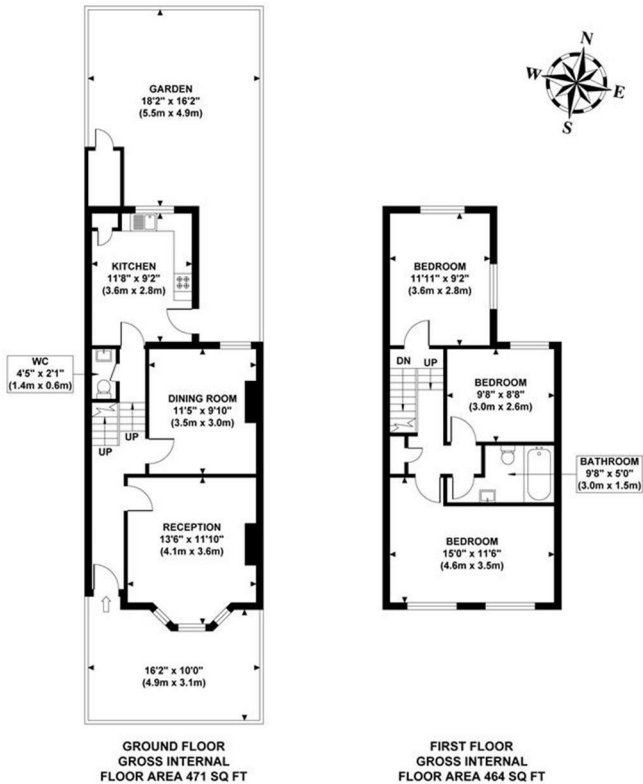
**HELLIWELL & Co.**

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### LOTHAIR ROAD

Approximate Gross Internal Area  
935 sq ft / 87.0 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.