







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

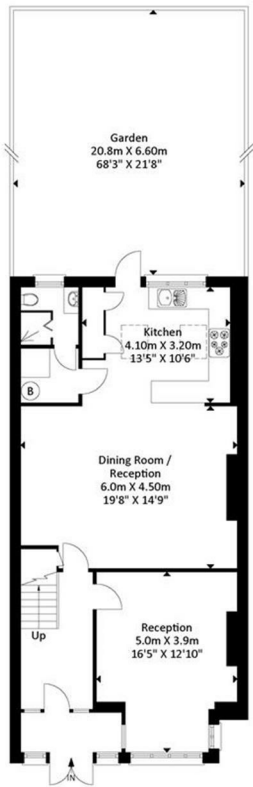
Beautiful Family House - Five Bedrooms – Off Street Parking for Two Cars - Two Reception Rooms – Three Bathrooms - Bright Open Plan Living – Well Maintained Private Garden – Unfurnished – Available Now.

This beautifully presented property is situated in a fantastic residential location, it is bright and spacious throughout, unfurnished and is available now. There is a spacious reception room to the front with a large bay window complete with wooden slatted blinds and to the rear is a magnificent open plan living area with a high spec modern kitchen featuring integrated appliances and an American style fridge/freezer. Access leads from the kitchen to a lovely garden complete with patio area. Downstairs W.C with shower and storage is also located off the kitchen. The first floor offers three double bedrooms all with lots of fitted storage and a fully tiled family bathroom. The property has been extended into the loft area and offers a further two double bedrooms with a separate shower room. Further benefits include gas central heating, off street parking, double glazed windows and lots of space.

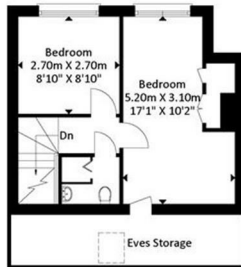
Lynwood Road is ideally located for access to Hanger Lane tube station (Central line) Park Royal station (Piccadilly line), the A40 and the North Circular. Pitshanger Lane Village and Ealing Broadway's local amenities' such as restaurants, cafés, shops, schools and parks are also easily accessible.

- Five Bedrooms
- Bright and Spacious
- Large Private Garden
- Two Receptions
- Council Tax Band: F
- Off Street Parking
- Beautiful Interior
- Three Bathrooms
- Deposit: £4,038.46
- Long Let (12-24 months+)

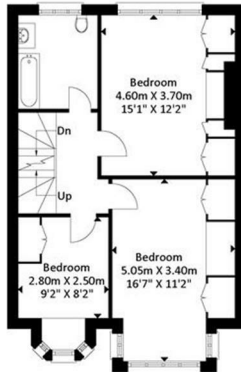
## Lynwood Road



**Ground Floor**  
Approximate Floor Area  
822.36 sq ft  
( 76.40 sq m)



**Second Floor**  
Approximate Floor Area  
322.91 sq ft  
(30.0 sq m)



**First Floor**  
Approximate Floor Area  
583.40 sq ft  
( 54.20 sq m)

Approximate Gross Internal Area = 160.60 sq m / 1728.68 sq ft  
Illustration for identification purposes only, measurements are approximate, not to scale.

