



Premium Chiswick location with scope for development

Abinger Road, Bedford Park, London, W4

Freehold

savills

• 4 bedrooms • reception room • dining room •
Kitchen / breakfast room • bathroom • 2 cloakrooms •
Utility room • garden • 181.42 sq m (1,953 sq ft)

Location

Abinger Road sits within the Bedford Park conservation area, London’s first garden suburb and Chiswick's most sought-after enclave. It is a short distance from the excellent shops, boutiques and restaurants of central Chiswick, and close to Turnham Green Underground station (District Line – Zone 2). Central London and Heathrow (A4/M4) are easily accessible, as are several leading independent schools.

Details

A substantial four bedroom semi detached property offering exceptional potential to create an outstanding family house (subject to the necessary planning permission) in this very sought after location of prime west London.

The house is currently arranged over two floors, with scope to extend the ground floor and to convert the existing loft (stpp). Downstairs, the entrance hallway is wide and gives a lovely sense of grandeur typical of this architecture. There is a reception room at the front, with large bay window allowing for excellent light. There is also the second reception room with doors out to the secluded and spacious rear garden. There is a breakfast room and kitchen, again with access to the garden.

Upstairs, the large landing area gives access to 4 well proportioned bedrooms and a family bathroom.

Outside, the rear garden is mainly laid to lawn with some paved areas and views over allotments, allowing good space to the rear of the neighbouring properties. There is also an outside storage area attached to the house, and useful side access.

Overall, this house boasts marvellous proportions and has many original period features. This exciting project will appeal to a variety of purchasers including developers, families and investors.





Abinger Road, Bedford Park, London, W4
Gross Internal Area 1,953 sq ft, 181.4 m²

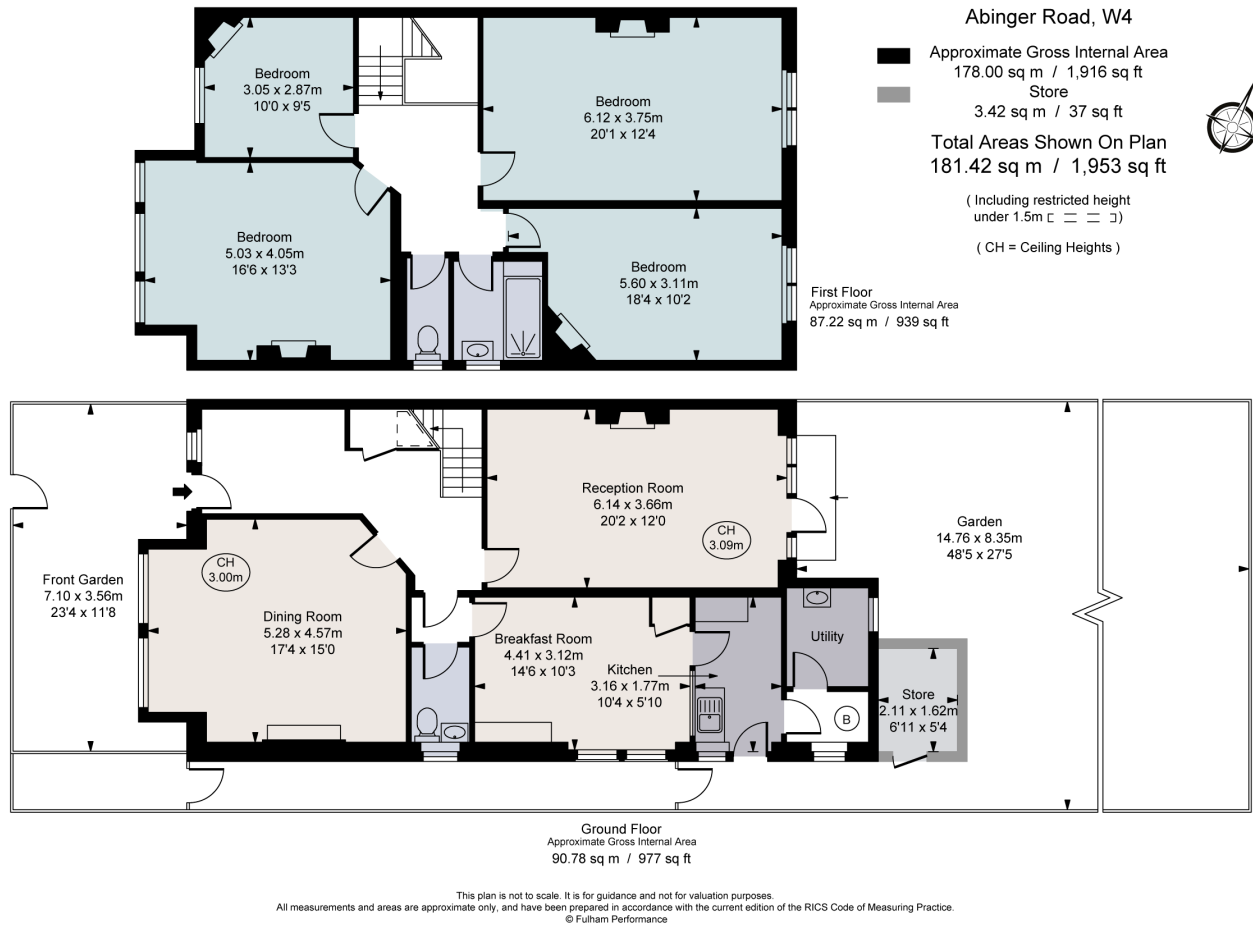
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Tenure
Freehold

Local Authority
London Borough of Hounslow,
London

Energy Performance
EPC Rating = E

Viewing
All viewings will be accompanied and
are strictly by prior arrangement
through Savills Chiswick Office.
Telephone: +44 (0) 20 8987 5550.



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92-)	A	
(81-91)	B	
(69-80)	C	75
(55-68)	D	
(39-54)	E	51
(21-38)	F	
(1-20)	G	
Not energy efficient - higher running costs		
England, Scotland & Wales		EU Directive 2002/91/EC

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