



Modern & extended four bedroom family house with superb entertaining space

Worcester Drive, Chiswick, London, W4

Guide Price £1,250,000 Freehold





### Local Information

A popular residential street within the area of Chiswick, known as Bedford Park Borders. Worcester Drive is ideally placed for the excellent shops, boutiques and restaurants in central Chiswick plus being very close to Turnham Green Terrace. Turnham Green underground Station (District & Piccadilly lines) is within a very short walk. This location offers easy access to central London via the A4, and via the M4 for Heathrow Airport and the west of England.

### About this property

This architect designed family house boasts superb entertaining space both inside and out, with a wrap around garden.

The house welcomes you into a wider than average entrance hallway with a large built-in wardrobe for shoes and coats. Off the hallways is the well-proportioned open-plan reception room with modern wooden flooring. The stylish floor to ceiling door provides access to a garden patio. The reception room is directly connected to the fabulous kitchen/dining room creating a versatile family living space, with herringbone flooring throughout.

The kitchen is well fitted with traditional wooden counter tops and a kitchen island plus a large larder. The full length double glazed sliding doors lead out to the private garden and allows for an abundance of natural light creating a beautifully bright and spacious room. The ground floor also provides a cloakroom and underfloor heating throughout.

The first floor encompasses two of the bedrooms and family bathroom. Both of these are of good size and the larger of the two has useful built-in wardrobes.

On the second floor, the large principal bedroom boasts a lovely en suite shower room with a walk-in shower and further built-in storage space. Across the hallway there is a convenient utility room. There is a further bedroom with built-in wardrobes.

There is a water pressurizer which makes the water flow throughout the house very powerful.

**Tenure**  
Freehold

**Local Authority**  
Ealing

**Council Tax**  
Band = E

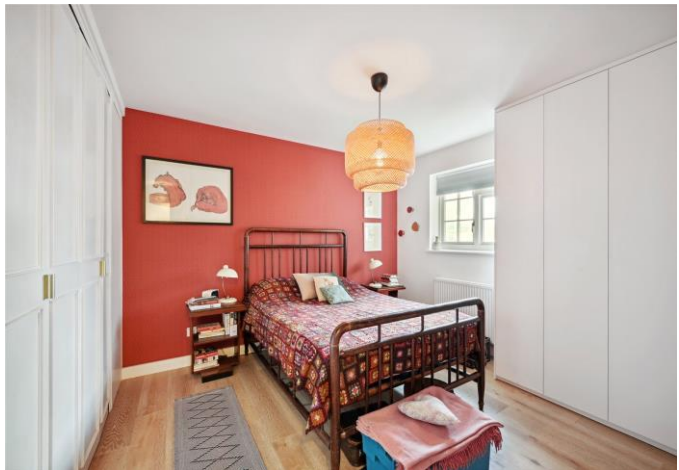
**Energy Performance**  
EPC Rating = D

### Viewing

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



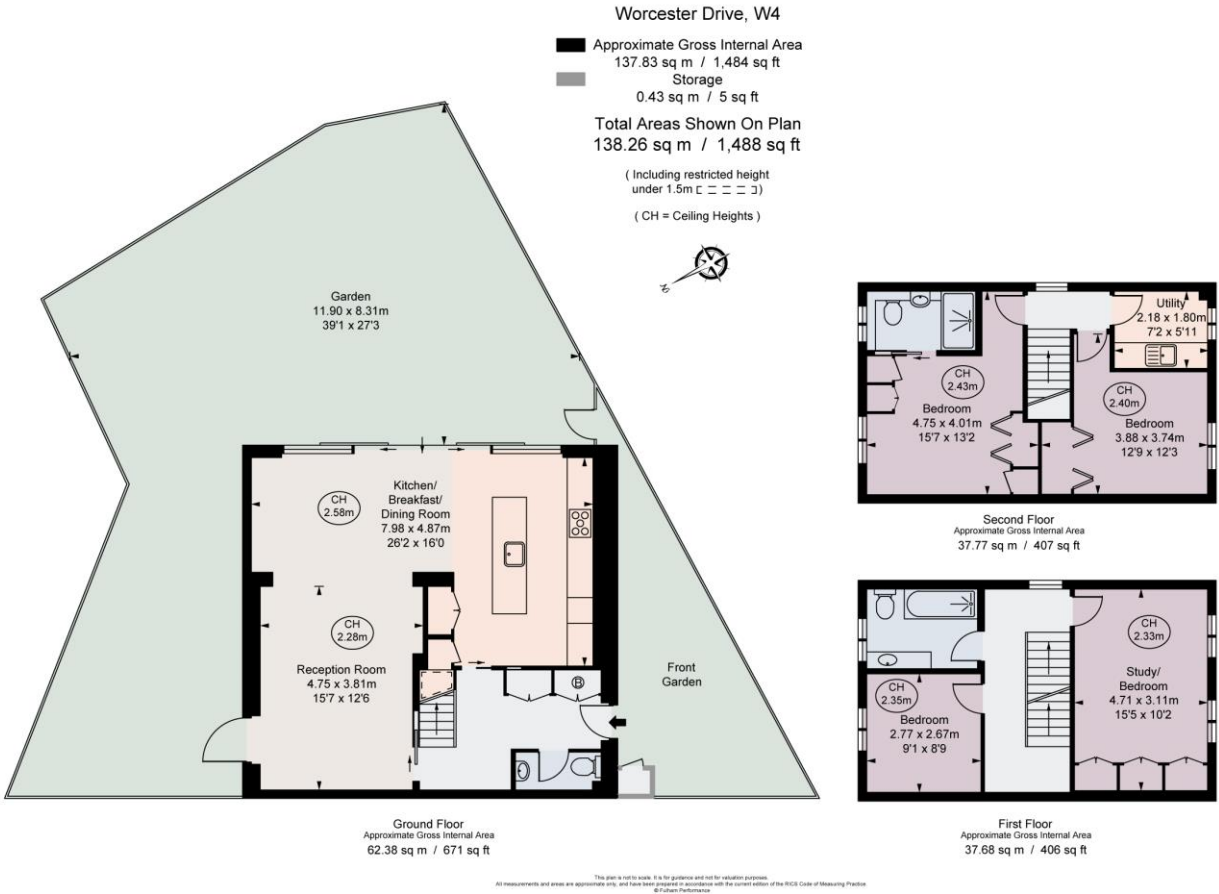






**Worcester Drive, London, W4**  
**Gross Internal Area** 1,488 sq ft, 138.26 m<sup>2</sup>

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Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92-)	A	
(81-91)	B	
(69-80)	C	
(55-68)	D	
(39-54)	E	
(21-38)	F	
(1-20)	G	
Not energy efficient - higher running costs		
England, Scotland & Wales	59	84
EU Directive 2002/91/EC		

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