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## ENFIELD ROAD SOUTH ACTON



**SOLD**

**REF: 498628**

### **5 Bed, Terraced Town House, Private Garden**

In need of full refurbishment - Large garden - Call 020 8752 9999 - 4/5 Bedroom freehold house - End of terrace - Excellent transport links

Limited edition £1,500 fixed selling fee for this property, others required. Enfield Road, W3. Ludlowthompson. This end of terrace house arranged over three floors requires a full refurbishment. This property offers 1150 sqft of accommodation and would make an ideal purchase for a large family or buy to let investor. The property contains 4/5 bedrooms, large reception room, large kitchen, a WC and a full bathroom. There is both a front and back garden as well as additional land adjacent to the ... [continued below](#)

**Train/Tube** - Drayton Park, Acton Town, South Acton, Acton Central

**Local Authority/Council Tax** - Ealing

**Tenure** - Freehold

**ludlowthompson**



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## ENFIELD ROAD SOUTH ACTON



Back Garden



Garden Alternate Angle



Garden to the side of the



# ENFIELD ROAD SOUTH ACTON



2ND FLOOR  
APPROX. FLOOR  
AREA 396 SQ.FT.  
(36.8 SQ.M.)



1ST FLOOR  
APPROX. FLOOR  
AREA 382 SQ.FT.  
(35.3 SQ.M.)



GROUND FLOOR  
APPROX. FLOOR  
AREA 383 SQ.FT.  
(35.5 SQ.M.)  
TOTAL APPROX. FLOOR AREA 1158 SQ.FT. (106.8 SQ.M.)

For illustrative purposes only. Decorative finishes, fixtures, fittings and furnishings do not represent the current state of the property. Measurements are approximate. Not to scale. Made with SketchUp 2021.2

Please note that this floor plan is produced for illustration and identification purposes only. It is NOT drawn to a scale. Measurements are taken in accordance with the R.I.C.S. Code of Measurement Practice. Areas quoted are Gross Internal Areas as per the R.I.C.S. Code and are not guaranteed. Do not use this plan to buy or place furniture or furnishings. Rely upon your own measurements only. Areas quoted are only a guide.



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## ENFIELD ROAD SOUTH ACTON



Limited edition £1,500 fixed selling fee for this property, others required.

Enfield Road, W3. Ludlowthompson. This end of terrace house arranged over three floors requires a full refurbishment. This property offers 1150 sqft of accommodation and would make an ideal purchase for a large family or buy to let investor. The property contains 4/5 bedrooms, large reception room, large kitchen, a WC and a full bathroom. There is both a front and back garden as well as additional land adjacent to the side of the property. The property is found moments away from Acton Town underground station (Piccadilly and District Line), and benefits from excellent transport links and local amenities. To arrange a viewing, please call Ludlowthompson on 020 8752 9999.



## ENFIELD ROAD SOUTH ACTON



**CALL 020 7820 4100**

**REF: 498628**

### **When you want to view a property through us it helps to bear in mind the following:**

Viewings are a limited opportunity and therefore should be undertaken seriously. It might be necessary to take a flexible approach in the time arrangement of viewings. Sometimes a vendor will give us specific times only convenient to them. We do advise vendors that if they are serious about selling property they should be as flexible as possible. We normally keep keys and can therefore access the property pretty much anytime.

**To arrange a viewing for this property please contact our Kennington / Oval Sales Office quoting 498628**

### **DISCLAIMER**

VIEWING: strictly by appointment through LUDLOWTHOMPSON. ludlowthompson are Agents for themselves and for the vendor.

1. These particulars do not form any part of any offer or contract.
2. Particulars are intended to give a fair description only. ludlowthompson/vendor accept no responsibility for any error they may contain however caused. Any purchaser must satisfy her/himself by inspection or otherwise as to their correctness.
3. ludlowthompson or employees have no authority to make or give any representation or warranty whatever regarding this property.

### **PLEASE NOTE BEFORE PROCEEDING**

We have been unable to confirm the terms of tenure, we have relied upon information supplied by the vendor. Photographs may depict items which are not included in the sale. Consult a solicitor on aspects relating to tenure/property details.