



andrew nunn
ASSOCIATES

ASKING PRICE

£3,500,000

Blenheim Road

London, W4 1UA

PROPERTY SUMMARY

A charming double fronted detached grade II listed house situated in the heart of Bedford Park and benefitting from a fabulous south facing garden. The property, attributed to the architect Norman Shaw, is a perfect downsize property offering excellent lateral space over two levels. Retaining many original features the accommodation comprises, spacious hallway, formal reception room, sitting room, cloakroom, kitchen and dining room both overlooking and having access to the rear garden. On the first floor is a large landing used as a study area, three double bedrooms including the master suite and family bathroom. Outside is a fabulous rear garden enjoying a southerly aspect and being mainly laid to lawn with well stocked flower borders and an extensive terrace area ideal for al fresco dining.

The scarcity of smaller Bedford Park houses means this would be a perfect downsize opportunity or an ideal home for someone wanting accommodation only over two levels. Freehold.

Blenheim Road is a popular residential road found in the heart of Bedford Park running east/west between The Avenue and Abinger Road. It is only a few minutes walk to Turnham Green station (District Line) and the boutique shops and restaurants of Chiswick High Road, Turnham Green Terrace and Devonshire Road.

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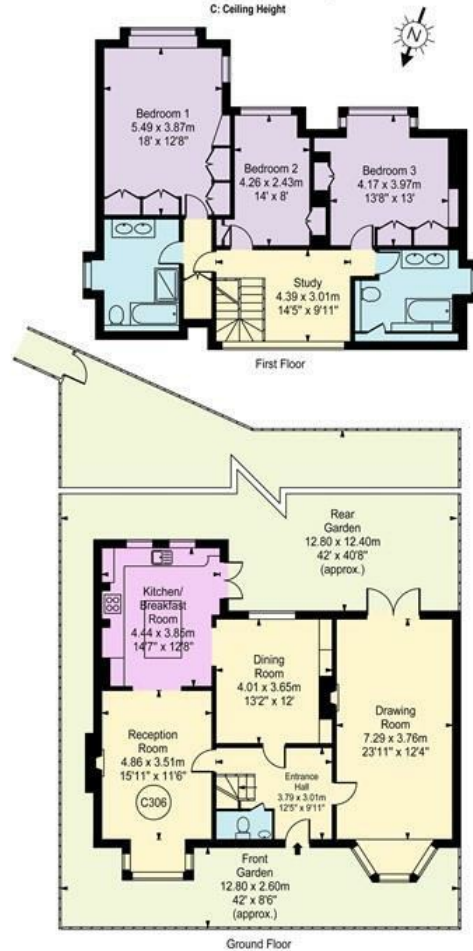




Blenheim Road

Approx. Gross Internal Area
188 Sq M - 2023 Sq Ft

C: Ceiling Height



Every attempt is made to assure accuracy, however measurements are approximate and for illustrative purposes only. Not to scale.
Floor plan by www.frameworkphotos.co.uk

LOCAL AUTHORITY

TENURE

Freehold

COUNCIL TAX BAND

H

VIEWINGS

By prior appointment only

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		77
(55-68) D		
(39-54) E	50	
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements

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