



**CHATSWORTH GARDENS, W3**  
**£1,500,000 FREEHOLD**

EPC: C  
Council Tax: G

Ealing & Acton | 0208 896 0123 | [ealing@winkworth.co.uk](mailto:ealing@winkworth.co.uk)

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## DESCRIPTION:

Located on the sought after northern side of Chatsworth Gardens, this substantial six-bedroom freehold residence offers just over 3,000 sq ft of versatile living space, including a dedicated garden office, and is presented to the market chain free and in good condition. The ground floor welcomes you with two interconnected reception rooms, perfect for entertaining or everyday family living. To the rear, there is a large dining room with the kitchen offset to the side, creating a practical and sociable layout. A spacious wet room with an integral large utility cupboard for washer and dryer as well as access to a private garden, which features a separate office/studio space. The first floor comprises three generous double bedrooms, two additional well-proportioned rooms that could serve as home offices or children's bedrooms, and a second family bathroom. The layout offers flexibility for growing families or those needing space to work from home. On the top floor, the expansive principal suite offers a true sense of privacy and comfort, featuring a large bedroom, two en-suite bathrooms, a walk-in wardrobe, and extensive eaves storage, combining luxury with practicality. Situated within close proximity to Acton Main Line (0.8 Miles) and Acton Town (0.6 miles) stations, with Ealing Common (0.7), this well-located home is ideal for commuters and families alike.



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## Chatsworth Gardens, W3

Approx. Gross Internal Area 3041 Sq Ft - 282.52 Sq M  
(Including Restricted Height Area, Eaves Storage & Excluding Office)

Approx. Gross Internal Area 2736 Sq Ft - 254.18 Sq M  
(Excluding Restricted Height Area, Eaves Storage & Office)

Approx. Gross Internal Area Of Office 200 Sq Ft - 18.62 Sq M



For Illustration Purposes Only - Not To Scale Floor Plan by Mira Nikolova Photography

This floor plan should be used as a general outline for guidance only and does not constitute in whole or in part an offer or contract. Any intending purchaser or lessee should satisfy themselves by inspection, searches, enquiries and full survey as to the correctness of each statement. Any areas, measurements or distances quoted are approximate and should not be used to value a property or be the basis of any sale or let.

This floorplan is for illustration purposes only and is not to scale. The position and size of doors, windows, appliances and other features are approximate.

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		
55-68	D		
39-54	E		
21-38	F		
1-20	G		

Tenure: Freehold

Term: N/A

Service Charge: N/A

Ground Rent: N/A

Council Tax Band: G

Where no figures are shown, we have been unable to ascertain the information. All figures that are shown were correct at the time of printing.

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