## Robertson Smith & Kempson







## Cawdor Crescent, W7

£1,200,000

\*\* In Excess Of \*\*

This impressive four bedroom semi detached house could be a wonderful family home for years to come.

Located overlooking the Haslemere allotments and ideally located for excellent schools including Fielding and Mount Carmel primaries and Elthorne Park High School.



On arrival you will be impressed with the quiet street and the smart front of this house with off street parking and side garage.

Entrance porch to the wide reception hall, formal front reception room, rear reception room open plan to the stylish conservatory, there is a ground floor shower room before you come through to the well ftted kitchen/breakfast room plus the useful utility room.

Upstairs there are three bedrooms and the main bathroom on the first floor with a fourth bedroom and ensuite shower room in the loft.

Outside there is a wonderful well established rear garden which backs onto the open space of Haslemere allotments.

Many benefits to note include the scope to extend over the garage and to the rear (subject to usual consents).

Enviable location close to local shops and Piccadilly line tube stations at Northfields and Boston Manor.

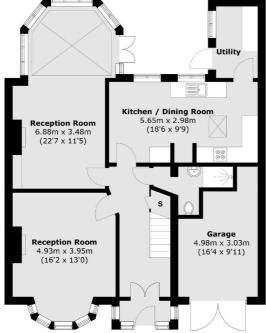
- Scope For Extension
  Fantastic Garden
  Off Street Parking
- Close To Schools
  Semi Detached
  Four Bedrooms

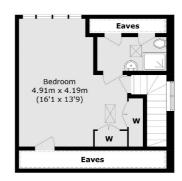




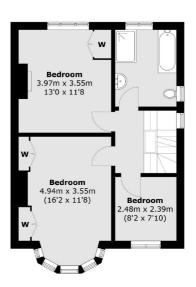
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## **Second Floor**



**Ground Floor** 

First Floor

Total area (approx.): 171.8 sq. m (1,849.2 sq. ft) (Including Garage / Excluding Eaves) Shed: 8.8 sq. m (94.7 sq. ft)

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Energy Rating: . We aim to make our particulars both accurate and reliable. However they are not guaranteed; nor do they form part of an offer or contract. If you require clarification on any points then please contact us, especially if you're traveling some distance to view. Please note that appliances and heating systems have not been tested and therefore no warranties can be given as to their good working order.

