



Corringway, Ealing, London W5 3HA
Price: £1,275,000 Freehold - No Chain

Situated on the favoured **Hanger Hill East (Haymills Estate)** a conservation area. Access to **Park Royal, Hanger Lane, North Ealing** and **West Acton** stations all with local shopping facilities and **Ealing Broadway** station with Elizabeth Line connection & town centre. Easy access for road connections including A40, A4 and the M4 & M40 motorways. Well-placed for local schools including Montpelier Primary, Durston House, St Augustine's Priory, Harvington Prep, The Japanese School, Notting Hill & Ealing High, Ada Lovelace CofE High, Ellen Wilkinson High and many more.

A well-presented 4-bedroom detached Haymills residence arranged over two floors with detached garden studio.

The accommodation comprises entrance hall, 2 reception rooms, kitchen, cloakroom, ground-floor shower room, 4 bedrooms, family bathroom and a loft room.

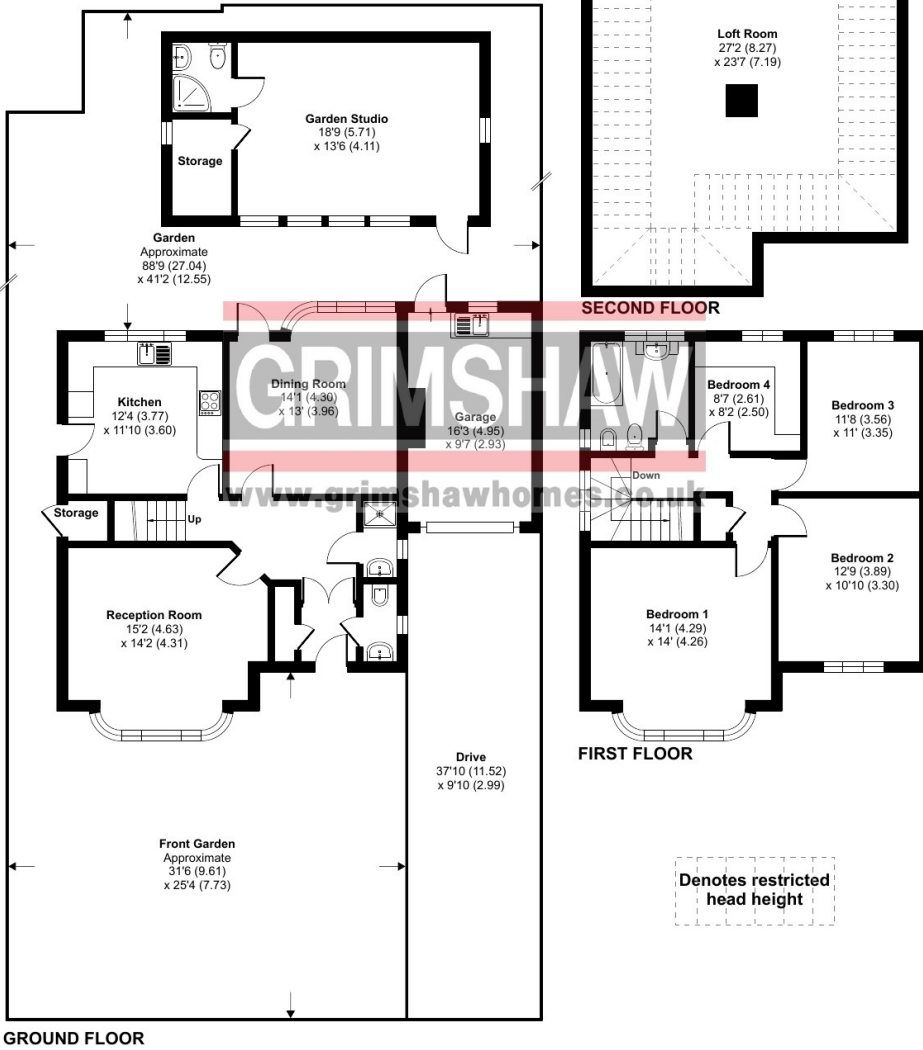
There is a rear lawned garden of approx 88' with decked terrace and a detached garden studio at the rear, garage at the side and forecourt parking.



Corringway, London, W5

Approximate Area = 1767 sq ft / 164 sq m (includes garage)
 Limited Use Area(s) = 376 sq ft / 34.9 sq m
 Annexe = 321 sq ft / 29.8 sq m
 Outbuilding = 9 sq ft / 1 sq m
 Total = 2473 sq ft / 229.7 sq m

For identification only - Not to scale



EPC Rating = D
 Council tax band = G (subject to confirmation)

VIEWING BY APPOINTMENT - All negotiations should be conducted through Grimshaw & Company, who will be pleased to arrange appointments and provide further information.

Any reference to the term "period" denotes period-style. Services, heating, appliances, any security and drainage systems have not been tested. Internal photographs are reproduced for general information only and it must not be inferred that any item shown therein is included with the property. Where double-glazing is mentioned, it must not be inferred that each and every door and window in the property is double-glazed. Trade Names: Where trade names are mentioned, you are advised to verify these with the vendor to your own satisfaction. All property measurements are approximate and have been taken with an electronic tape into bays and alcoves as appropriate. These particulars do not form part of any offer or contract nor can their accuracy be relied upon by purchasers, who should satisfy themselves by inspection or otherwise. Neither Grimshaw & Company nor any person in their employment has any authority to make or give any warranty whatever in relation to any property. No responsibility can be accepted for any loss of expenses incurred in viewing in relation to any property.

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