



26 Vallis Way

, London, W13 0DD

£895,000 Freehold



26 Vallis Way

, London, W13 0DD

£895,000



ENTRANCE HALL

Wood panelled flooring, staircase to first floor

CLOAKROOM

Low level w.c., wall mounted wash hand basin, access to under stair cupboard

LOUNGE (front)

Double aspect with bay and further side window with double glazing and wooden shutters, open fireplace with wooden surround, brick inset and granite hearth, coved ceiling, picture rails, radiators

KITCHEN/DINER/FAMILY ROOM

Kitchen: Single drainer double bowl stainless steel sink unit with waste disposal, range of fitted wall and floor units, wooden work surfaces, plumbing for dishwasher, gas cooker point, plumbing for washing machine, space for vented dryer and separate undercounter fridge, tiled splashbacks, stripped wood flooring, wall-mounted Vaillant central heating combination boiler, access to original style larder

Dining Area: open plan to kitchen, stripped wood flooring, Velux window, radiators, full width double glazed windows and doors to rear garden, wooden shutters

Family Area: open fireplace with wooden surround and tiled hearth, stripped wood flooring, coved ceiling

FIRST FLOOR

Landing, access to loft space, airing cupboard with top storage

BEDROOM 1 (front)

Double aspect, double glazed windows with wooden shutters, built in wardrobes with top storage, picture rails, radiator.

BEDROOM 2 (rear)

Double glazed window, built in wardrobes, original built in cupboard, picture rails, radiator

BEDROOM 3 (rear)

Double glazed window, high level bookshelves, radiator

FAMILY BATHROOM

Panelled bath with grabrail, chrome mixer tap and shower attachment, pedestal wash hand basin, low level w.c., part tiled walls, inset spotlights, heated towel rail, natural light via double glazed window

OUTSIDE

Both front and rear gardens, the former mainly paved with decorative flower borders providing off street parking for 1-2 vehicles. The rear is approximately 120' in length with large patio area and the remainder laid to lawn with flower borders, timber shed and timber cabin with pitched roof, power and light (ideal for home working). There is also a garage with up and over door accessed via a shared driveway to the side of the property.



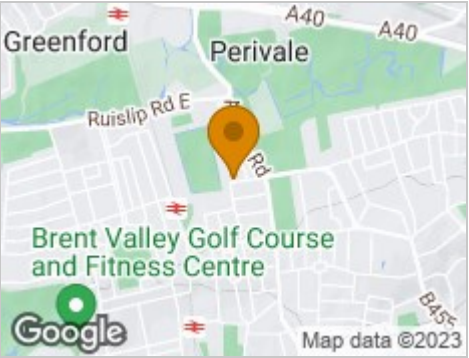
Road Map



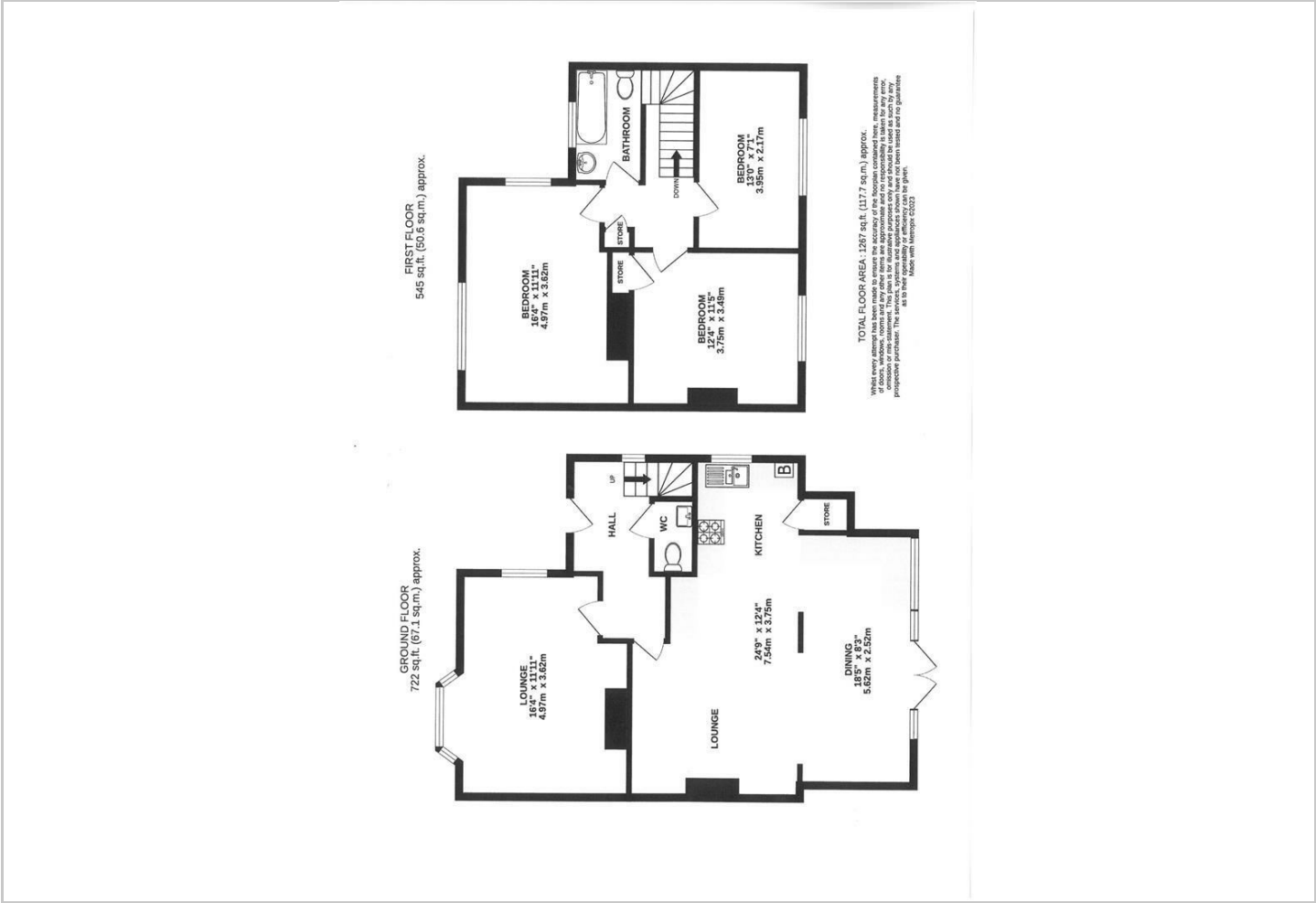
Hybrid Map



Terrain Map



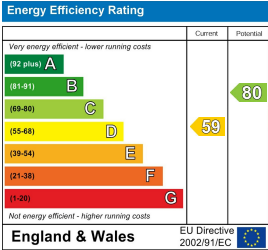
Floor Plan



Viewing

Please contact our Ealing Office on 020 8998 3333 if you wish to arrange a viewing appointment for this property or require further information.

Energy Efficiency Graph



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.