



# Woodsford Square

W14



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**A BRIGHT, SPACIOUS TURN-KEY FIVE BEDROOM FAMILY HOME OVER FOUR FLOORS WITH INTEGRAL GARAGE AND WITH THE PREFERRED SOUTH FACING GARDEN.**

The orientation of the house means the ground floor study, first floor open plan reception/dining room and upper floor bedrooms to the rear of the house are flooded with light.

Woodsford Square is an extremely popular and award-winning development of town houses which was built in the late 1960's, with access for residents to communal gardens.

Located towards the northern end of the prestigious Addison Road, close to the first class shopping at Westfield and excellent transport links at Holland Park and Shepherds Bush. There are excellent local schools in the public and private sectors, and the house is within easy walking distance of the open spaces of Holland Park.



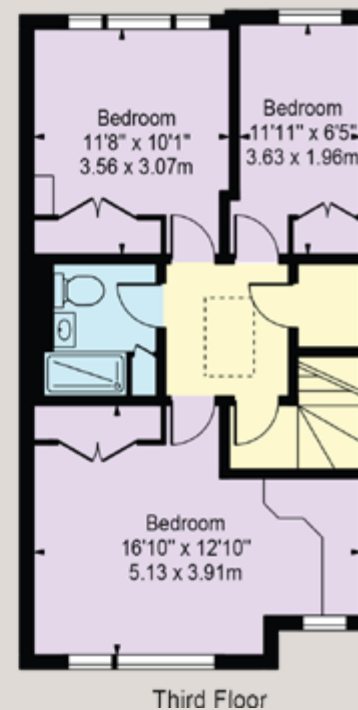
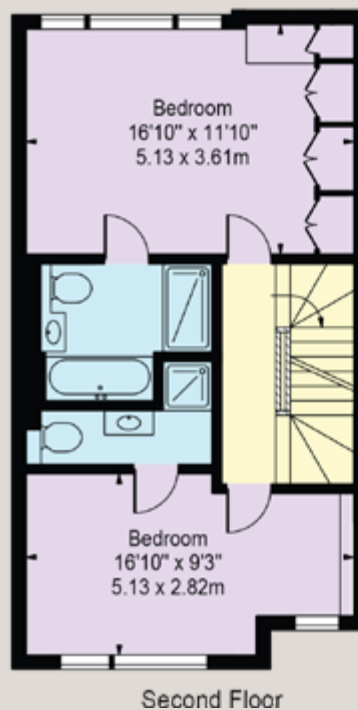
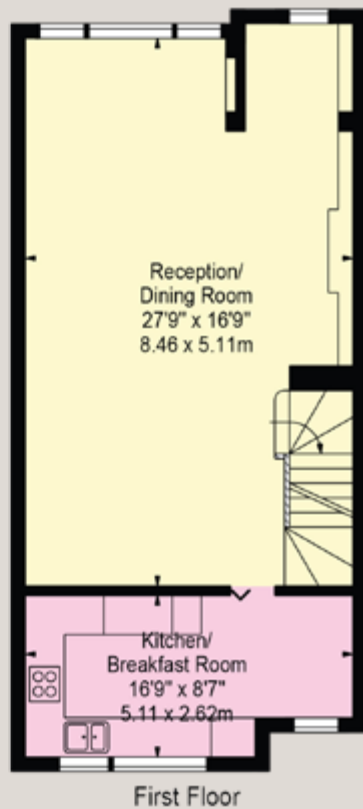
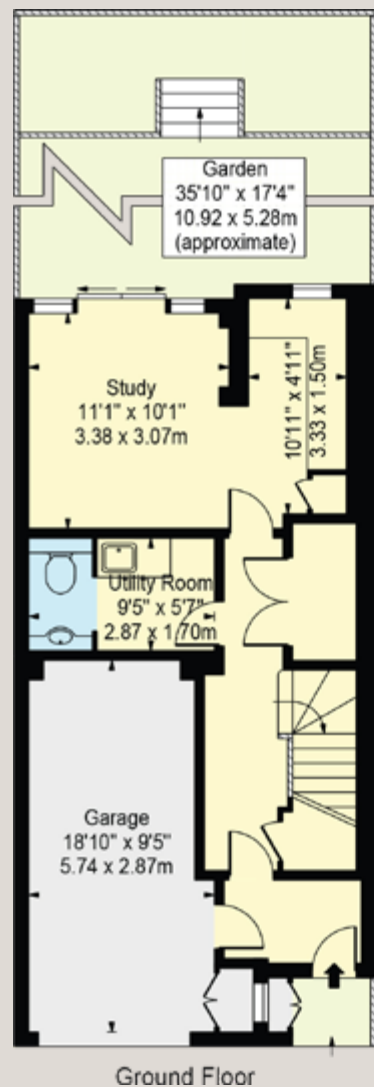




## Approx. Gross Internal Area

Total = 2,246 sq ft (208.66 sq m) Including Garage

House = 2,072 sq ft (192.49 sq m) Excluding Garage



## Terms

**Tenure** Freehold

**Estate Charge** Circa £3,000 per annum

**EPC Rating** D

**Local Authority** The Royal Borough of Kensington and Chelsea

**Council Tax Band** H

**Price** £3,000,000 subject to contract

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For clarification purposes we wish to inform all interested parties that we have prepared these particulars as a general guide. We have not carried out a detailed survey nor tested the services, appliances and specific fittings. Room sizes should not be relied upon for carpets and furnishings