



Hillcroft Crescent, Ealing W5



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The house has been meticulously re-designed with relentless attention to detail to create a magnificent family home measuring approximately 3,243 sq ft.

The house is perfect for modern family living and has been designed by interior designer Mireia Pla. The property offers excellent lateral living over three principal floors, a good mix of formal reception space and more relaxed open plan living, perfect for entertaining family and friends.



Guide price: £3,200,000

Tenure: Freehold

Local authority: London Borough of Ealing

Council tax band: G





On arriving at the property, the quality of design and workmanship is immediately evident. On entering the property, there is a fine entrance hallway with direct views to the kitchen, rear garden and reception space, and the elegant floating staircase which accesses the first floor. To the left of the entrance hall, you will find a well designed cinema room with a 100 inch screen, B&W speakers, Sony 3D projector, and Arcam amplifiers. To the right is an informal reception room with sliding doors to the extremely well designed open plan rear reception space, dining room and kitchen. To the rear, there is a bespoke Robert Timmons kitchen with high specification Miele appliances which integrate seamlessly into the elegant and spacious reception space. A laundry room, W/C and cloakroom complete this floor.

The property's first floor has four large double bedrooms with ample fitted storage. One of these rooms is currently used as a home gym with a gymnastics bar and floor to ceiling mirrors. A family bathroom, well thought shower room and home office complete this floor.

The top floor of the house is dedicated to a sumptuous principal suite which occupies the converted loft. The suite benefits from bespoke built-in wardrobes, and an elegant bathroom with a separate WC. The suite further benefits from sweeping garden views. Well stocked, mature landscaped gardens run to the rear of the property and provide a peaceful sanctuary from the business of everyday life. There are a mixture of mature trees, hedges, and shrubbery which provide privacy from neighbouring properties. The property further benefits from; underfloor heating throughout, Lutron lighting system, Polished concrete floors on the ground floor and in the principal suite, a full Banham alarm system and a driveway with an e-car charger.



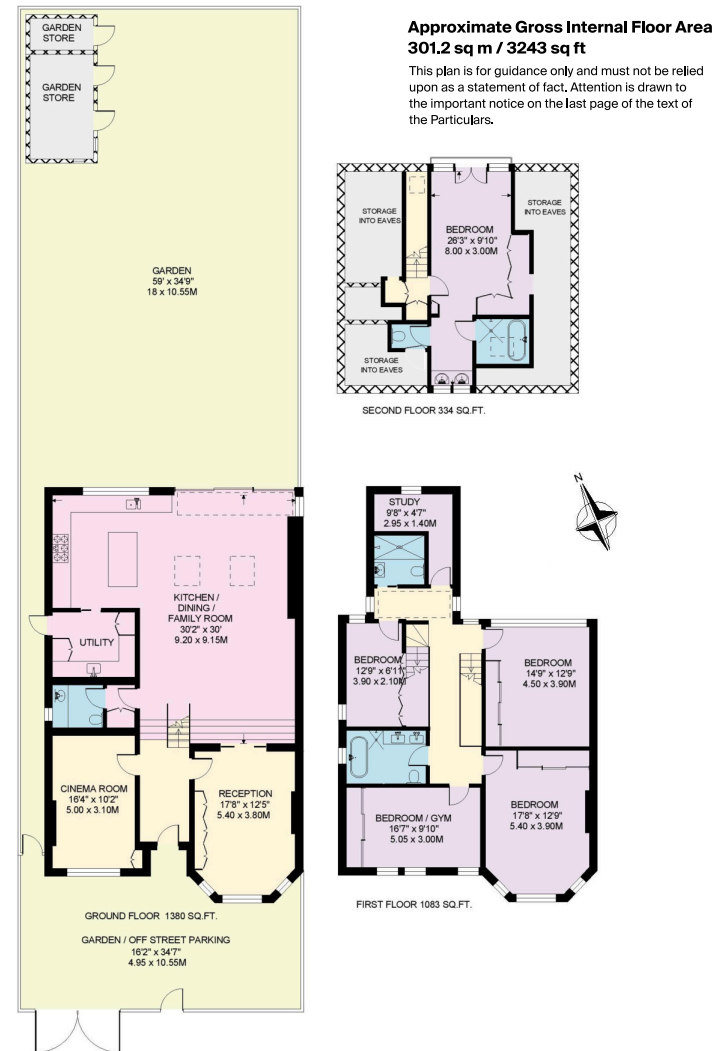


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Hillcroft Crescent is a residential road located in Ealing, London. It is a quiet and peaceful street with a mixture of detached and semi-detached houses. The street is close to various amenities and is close to the popular Ealing Broadway, with its associated transport links including the newly opened Elizabeth Line, as well as a variety of shops, restaurants and cafes. There are also plenty of parks and green spaces nearby, making it a great spot for families.

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Fixtures and fittings: A list of the fitted carpets, curtains, light fittings and other items fixed to the property which are included in the sale (or may be available by separate negotiation) will be provided by the Seller's Solicitors.

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