

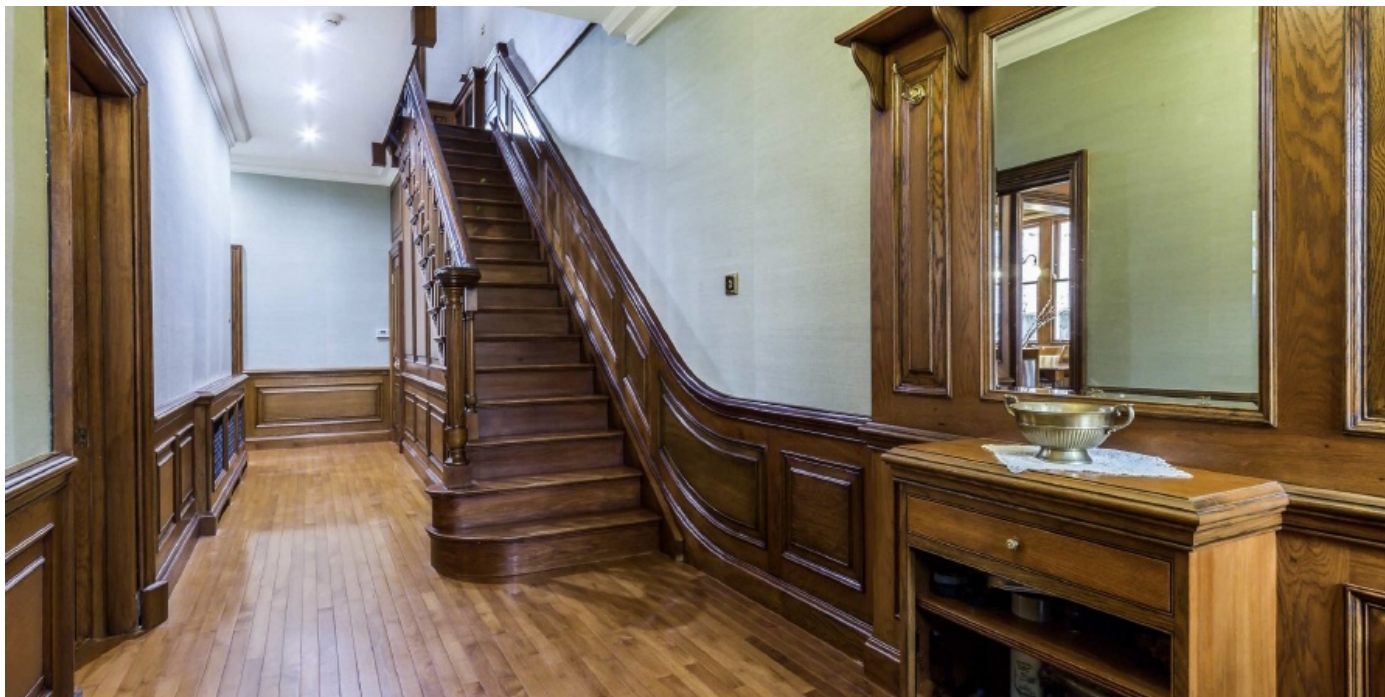


## Layer Gardens, W3

£2,300,000

Dexters





## Layer Gardens, London, W3

This striking semi-detached Edwardian house is arranged over three floors and has been impressively modernised throughout. Internally, there is a fine mix of period features and a contemporary finish.

On the ground floor the double reception and dining room at the front has plenty of bespoke oak carpentry detail and solid wood flooring. At the rear there is a further reception, a utility room, a bathroom and a separate kitchen with Italian limestone tiles.

The first and second floors are home to six bedrooms, two bathrooms and a study room. There is in excess of 500 sq.ft of eaves storage space on the top floor.

This home has had substantial investment and additional luxuries include air conditioning, bespoke carpentry, wood burning fireplaces and hand painted glass panels.

Under half a mile from Ealing Common tube station (District and Piccadilly lines) and West Acton underground station (Central line).

### Features

Edwardian Home  
Semi-Detached  
Six Bedrooms  
Three Bathrooms  
South-Facing Garden  
No Onward Chain









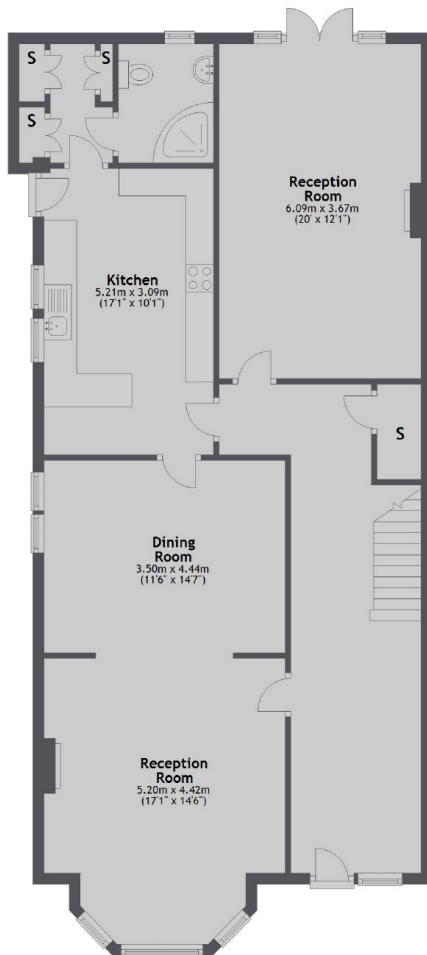




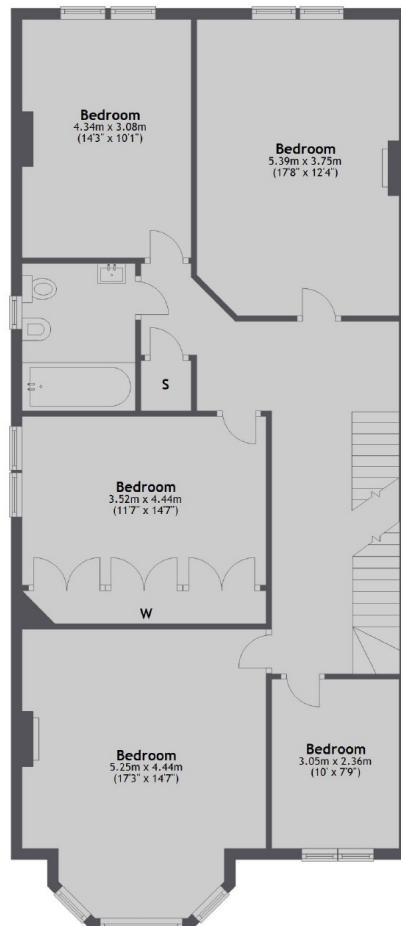


# Layer Gardens, London, W3

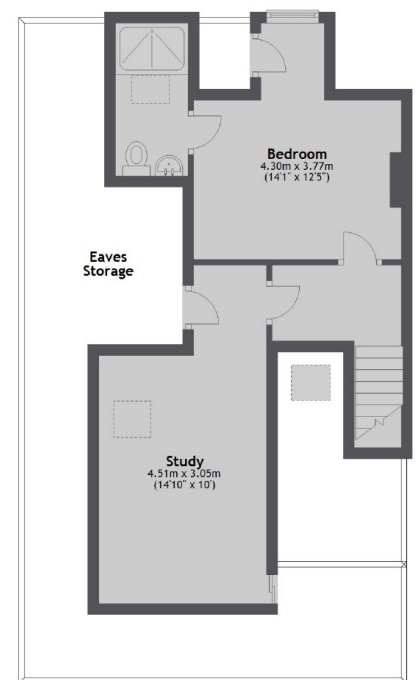
Ground Floor



First Floor



Second Floor



Total area: approx. 252.2 sq. metres (2715.1 sq. feet)

**Dexters**

Acton  
170 High Street, Acton,  
London, W3 6QZ

Sales  
020 8896 2112

Energy Rating: C. 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.

**RICS** | Regulated  
Estate Agent  
and Letting Agent

[dexters.co.uk](http://dexters.co.uk)