

Rylett Crescent, London, W12 9RL

£2,395,000

**WHITMAN & CO.**

SALES · LETTINGS · COMMERCIAL



- Victorian semi-detached family home
- Potential to significantly extend STPP
- Five double bedrooms
- Stunning 118' garden
- Off street parking
- Sought after residential road

Tenure - Freehold  
 Local Authority - Hammersmith and Fulham  
 Council Tax - Band G

## THE PROPERTY

An impressive Victorian semi-detached family home with an incredible 118' garden located on this sought after residential road a short walk from Stamford Brook station and Ravenscourt Park. The property is well presented throughout but offers the ingoing purchaser the opportunity significantly extend STPP. Totalling 2282 sqft as is, the accommodation comprises five double bedrooms, two full bathrooms, spacious entrance hall, south-facing reception room with bay window, second reception room, kitchen/dining room, 118' landscaped garden which widens at the end, front garden with off-street parking, large cellar and extensive eaves storage. Rylett Crescent is a prestigious residential road within a short walk of numerous shops, cafes and restaurants with Westfield London also easily accessible. Transport links include Stamford Brook and Ravenscourt Park stations, local bus routes and both the A4/M4 and A40/M40 for routes in and out of London.

### Rylett Crescent, W12

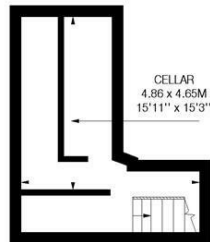
Approximate gross internal area  
 212.00 sq m / 2282 sq ft



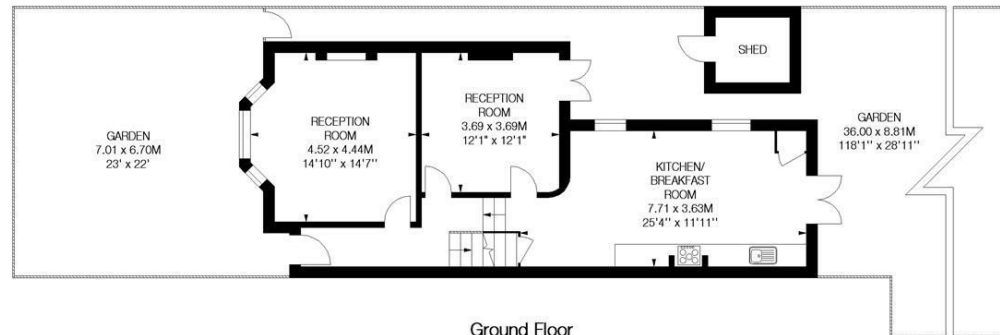
Second Floor



First Floor



Cellar



Ground Floor

Not to scale, for guidance only and must not be relied upon as a statement of fact.  
 All measurements and areas are approximate only

## SITUATION



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