Rolfe East







The Vale, W3

Offers Over £650,000

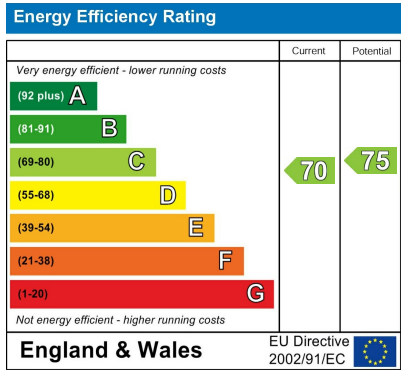
- Fully extended two-bedroom ground floor garden flat
- Huge open-plan reception, dining and kitchen space
- Two generous double bedrooms, including one with en-suite
- Within walking distance to Askew Road - independent shops, cafés, restaurants and excellent transport links
- Over 1,000 sq. ft. of living accommodation
- Fantastic private rear garden with additional patio area
- Exceptionally high ceilings and fireplaces
- Substantial approx. 600 sq. ft basement with excellent storage and potential
- Versatile garden room with electricity, water and WC
- Potential for conversion, subject to planning permission and consents

66 High Street, W3 6LE
020 8993 7755

acton@rolfe-east.com
https://www.rolfe-east.com/

Viewings

Viewings by arrangement only.
Call 020 8993 7755 to make an appointment.





2 2 1 C

Council Tax Band: F





Fully Extended Two-Bedroom Garden Flat | Over 1,000 Sq. Ft. | Large Garden | Garden Room | Huge Basement

A beautifully presented and fully extended two-bedroom ground floor garden flat, set within an attractive period building and offering an impressive 1,000+ sq. ft. of beautifully designed living accommodation, together with a substantial 600 sq. ft. basement providing exceptional additional space and potential.

The heart of the home is the wonderfully spacious extended reception, dining and kitchen area, creating a fantastic open-plan space ideal for both everyday living and entertaining. Large bi-folding doors open directly onto the excellent-sized private rear garden, seamlessly connecting the indoor and outdoor spaces.

The garden further benefits from a versatile garden room, complete with electricity, water and its own WC, offering an ideal home office, studio, gym or additional entertaining space. A further patio area provides another excellent outdoor seating area.

The property retains a wealth of period charm, including exceptionally high ceilings and attractive fireplaces, while having been thoughtfully extended and finished to create a modern and highly practical home.
To the front of the property are two generous double bedrooms, one benefiting from an en-suite shower room, together with a separate family bathroom.

A particularly impressive feature is the substantial basement, measuring approximately 600 sq. ft. Currently providing an abundance of storage, the space also offers exciting potential for further extension or conversion, subject to the necessary planning permissions and consents.
The property is ideally positioned close to the increasingly popular Askew Road, which offers an excellent selection of independent cafés, shops, restaurants and local amenities, including the popular Ginger Pig butcher/deli. The nearby Churchfield Road provides a further fantastic choice of independent businesses, cafés and restaurants.

For commuters, the property offers convenient access to the A40 and A4, providing excellent road connections in and out of London. Westfield London, Ravenscourt Park and Shepherd's Bush Green are also within easy reach, providing an outstanding combination of shopping, leisure, green space and transport facilities.

This is a superb opportunity to acquire a substantial and beautifully presented garden flat, combining impressive living space, excellent outdoor areas, useful additional accommodation and significant future potential in a highly desirable West London location.

Early viewing is highly recommended.



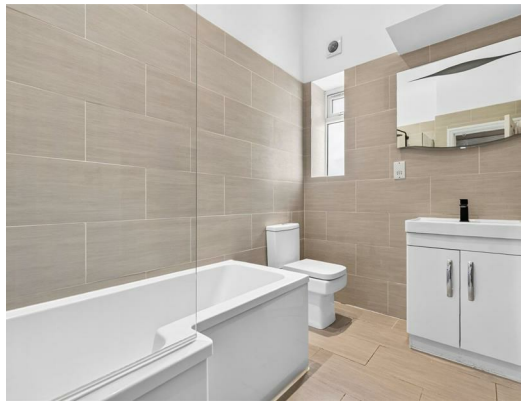


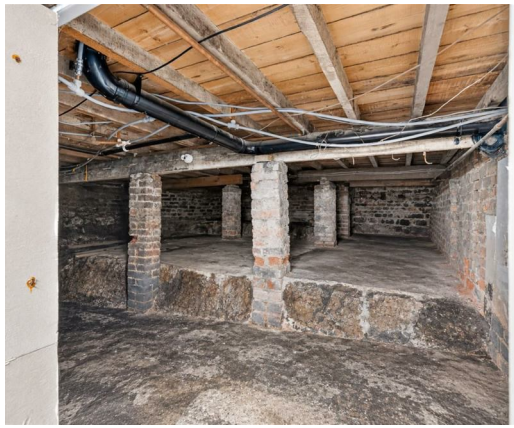








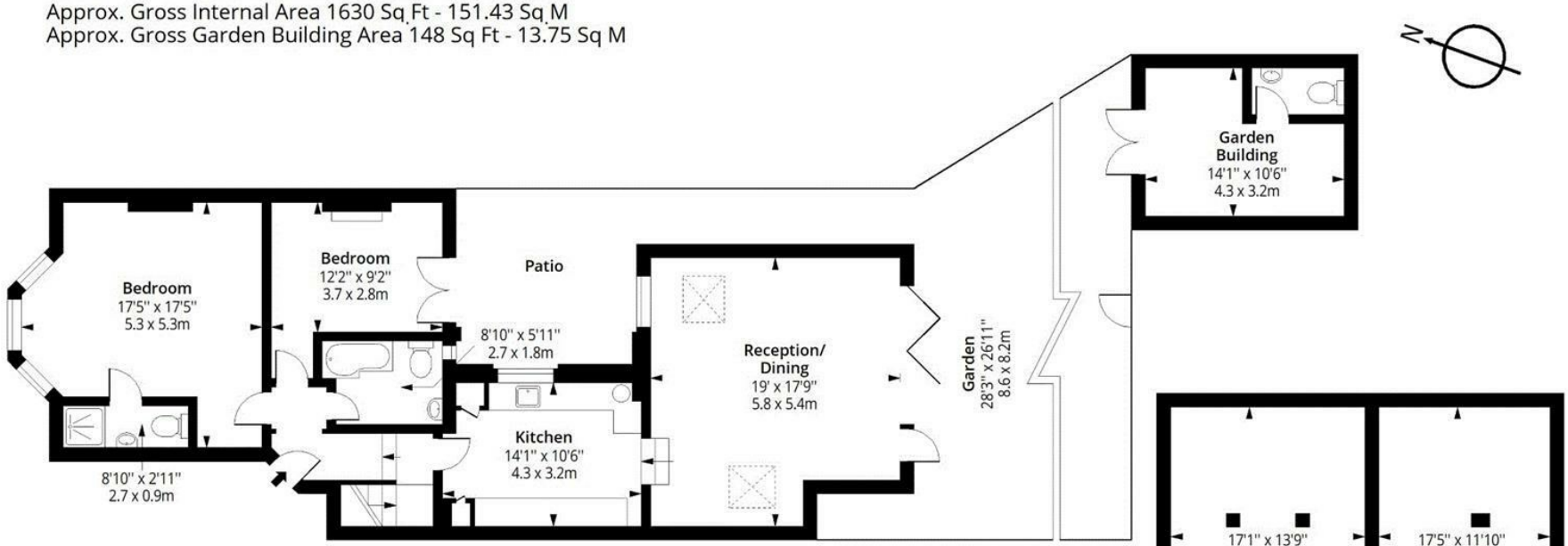





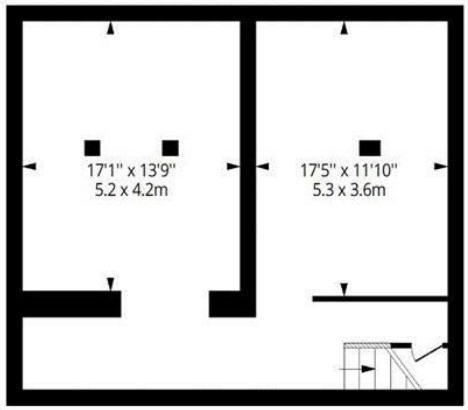
The Vale W3

Approx. Gross Internal Area 1630 Sq Ft - 151.43 Sq M
Approx. Gross Garden Building Area 148 Sq Ft - 13.75 Sq M



Ground Floor

Floor Area 1003 Sq Ft - 93.18 Sq M



Lower Ground Floor

Floor Area 627 Sq Ft - 58.25 Sq M

RICS Certified Property Measurer

Measured according to RICS IPMS2. Floor plan is for illustrative purposes only and is not to scale. Every attempt has been made to ensure the accuracy of the floor plan shown, however all measurements, fixtures, fittings and data shown are an approximate interpretation for illustrative purposes only. 1 sq m = 10.76 sq feet.

lpaplus.com

Date: 10/9/2026

66 High Street, W3 6LE
020 8993 7755

acton@rolfe-east.com
https://www.rolfe-east.com/