



## Mattock Lane, London

A large three-bedroom first floor flat in this imposing period building. The property is situated on the highly desirable Mattock Lane with just a short stroll over to Walpole Park.

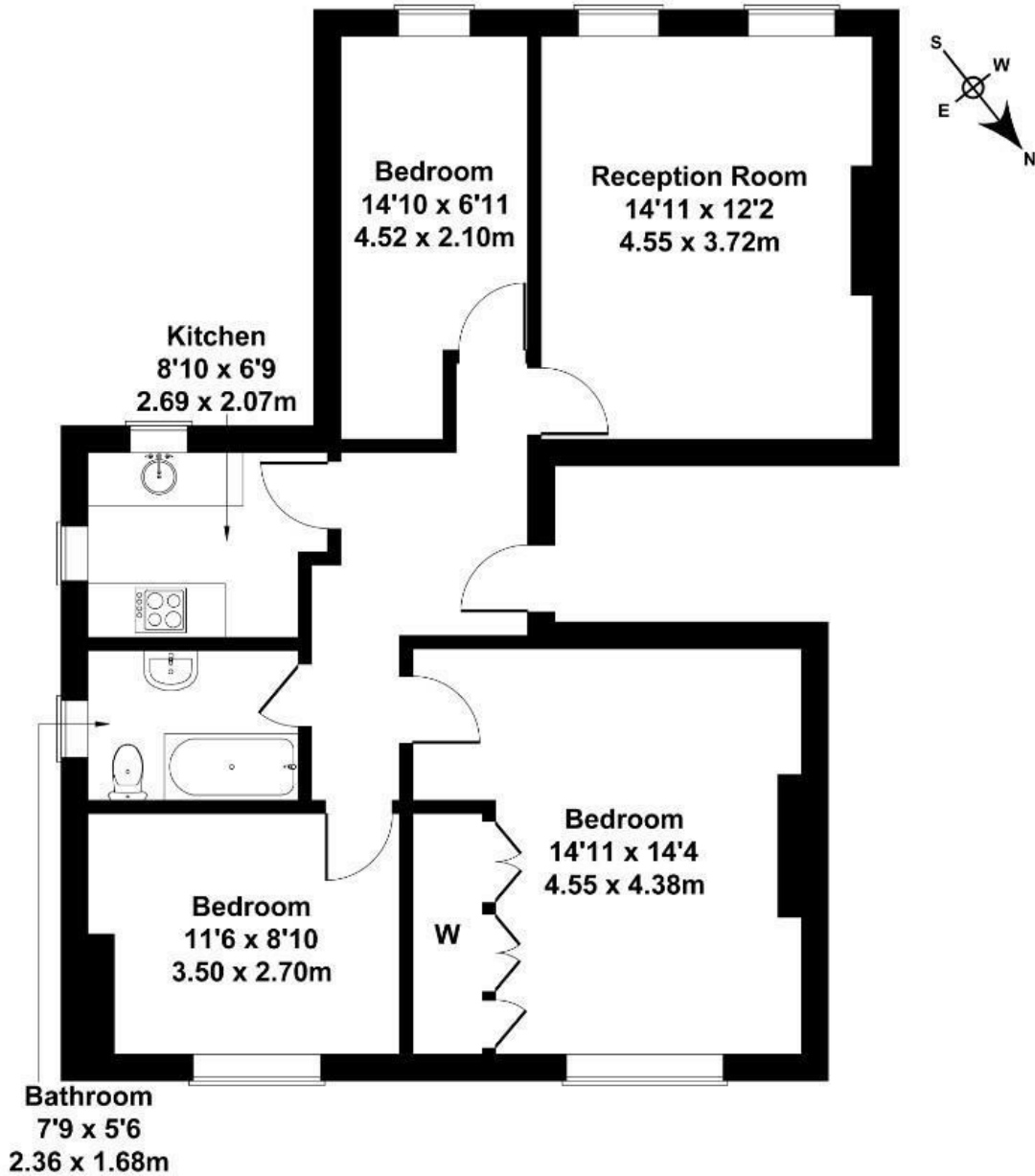
The flat comes in good order with need of some updating and opportunity to create a stunning home on one of the most sought after roads in W5. The property is made up of a large reception, separate kitchen, two good sized double bedrooms and a third smaller bedroom that could be used as a small bedroom or home office along with a family sized bathroom. The property benefits from off street parking, new lease, no onward chain and amazing views onto Walpole Park.

£599,950

- Period conversion
- Three bedrooms
- No chain
- Off street parking
- over 800 sq ft
- In need of some general cosmetic updating
- Direct views on to Walpole Park
- Prime W5 road
- Short walk to Ealing Broadway
- Transport links close by

# Mattock Lane

Approximate Gross Internal Area  
807 sq ft - 75 sq m



## FIRST FLOOR

Not to Scale. Produced by The Plan Portal 2025  
For Illustrative Purposes Only.

Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>		
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
<i>Not energy efficient - higher running costs</i>		
<b>England &amp; Wales</b>	EU Directive 2002/91/EC	

Current: 68  
Potential: 80