



£250,000

Charles Road, Ealing, W13



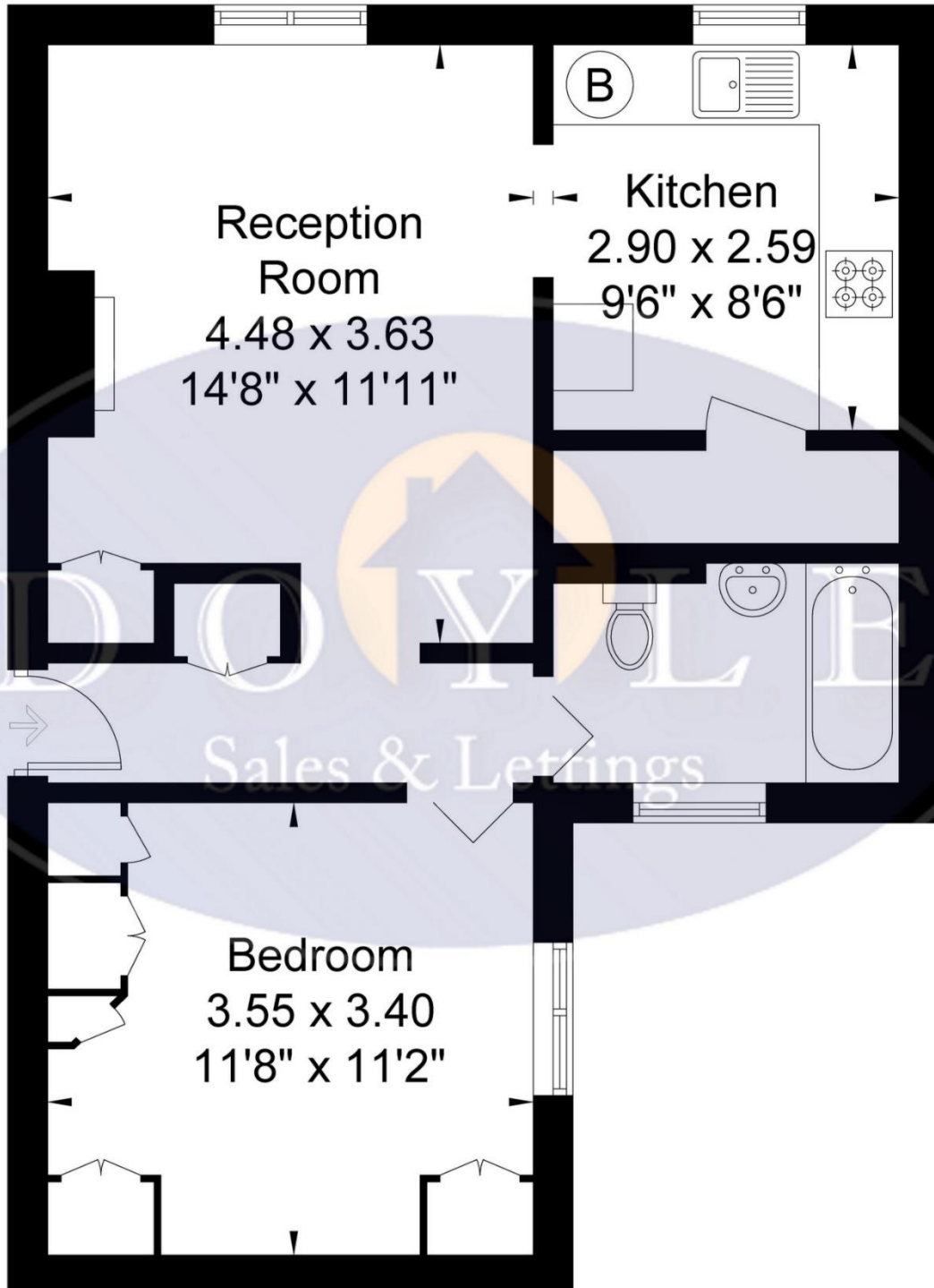
- One Bedroom
- Long Lease
- 522 Sq Ft
- Separate Kitchen
- Close To Elizabeth Line
- Chain Free

A chain free, 1 bedroom, ground floor apartment with separate kitchen and long lease close to West Ealing and the Elizabeth line. With 522 sq ft of accommodation, the property comprises entrance hallway, spacious lounge, separate kitchen, double bedroom with built in wardrobes and bathroom. Further benefits include chain free, approx. 120 year lease, low service charge and ground rent and communal garden. Charles Road is perfectly located, just off the Argyle Road, for West Ealing station (Elizabeth Line), Pitshanger village, local parks, bus routes and bus networks. According to the vendor Ground Rent £10 per annum and service Charge approx. £110 per month. Council Tax Band C



Charles road, W13 0ND

Approximate Gross Internal Area = 48.5 sq m / 522 sq ft



Ground Floor

Although every attempt has been made to ensure accuracy, all measurements are approximate.

The floorplan is for illustrative purposes only and not to scale.

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Map



VIEWING BY APPOINTMENT WITH AGENTS DOYLE SALES & LETTINGS

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Measurements: These approximate room sizes are only intended as general guidance. You must verify the dimensions carefully before ordering carpets or any built-in furniture.

Services: Please note we have not tested the services or any of the equipment or appliances in this property, accordingly we strongly advise prospective buyers to commission their own survey or service reports before finalizing their offer to purchase.

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Written quotations available on request. All loans secured on property. Life assurance is usually required.

EPC Rating C

| Energy Efficiency Rating | | |
|--|-------------------------|-----------|
| | Current | Potential |
| <i>Very energy efficient - lower running costs</i> | | |
| (92-100) A | | |
| (81-91) B | | |
| (69-80) C | 72 | 75 |
| (55-68) D | | |
| (39-54) E | | |
| (21-38) F | | |
| (1-20) G | | |
| <i>Not energy efficient - higher running costs</i> | | |
| England, Scotland & Wales | EU Directive 2002/91/EC | |