



£299,950 Offers Over Pelham Place, Ealing, W13



- 2 Double Bedroom
- Purpose Built
- Excellent Transport Links
- Off Street Parking
- Communal Gardens
- Chain Free

A well-presented, chain-free, two double bedroom apartment with off-street parking, ideally located within walking distance of Perivale Station. Offering approximately 635 sq ft of bright and well-proportioned accommodation, the property features a spacious reception/dining room, a separate fitted kitchen, two generous double bedrooms and a modern family bathroom. Pelham Place is conveniently positioned off Ruislip Road East, within easy reach of Perivale Station (Central Line) and Castle Bar Park railway station (GWR), providing excellent transport links into Central London and beyond. The property is also close to highly regarded schools, local shops, bus routes and major road networks including the A40. Residents benefit from nearby green spaces and leisure facilities including Gurnell Leisure Centre (currently undergoing significant redevelopment), Hanwell Community Centre, and the open playing fields within the Cuckoo Estate just moments away.

Lease 100 years

Service Charge £2,500 annually

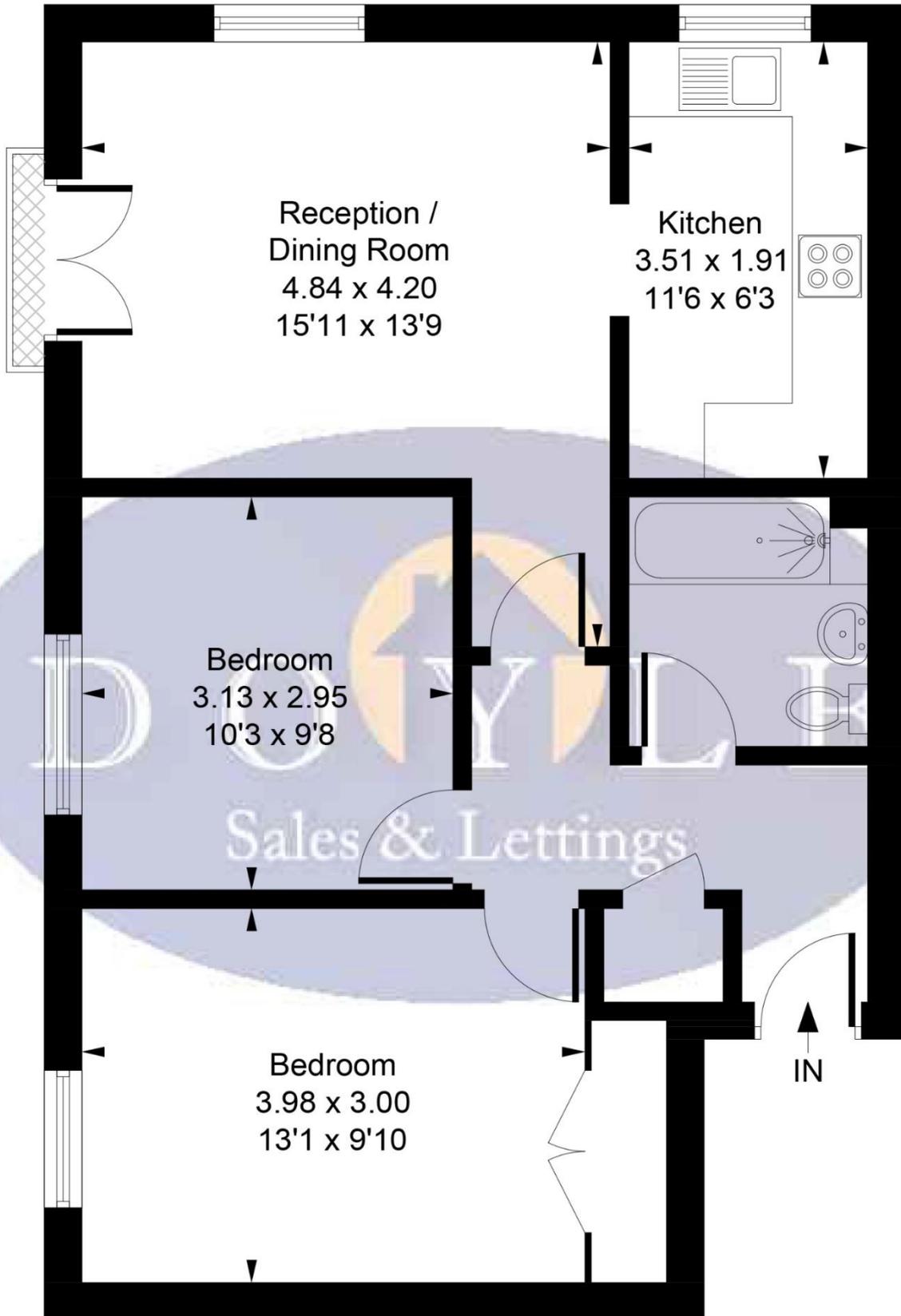
Ground Rent £100 annually



Pelham Place, W13 0HT

Approximate Gross Internal Area

59.01 sq m / 635 sq ft



First Floor

59.01 sq m / 635 sq ft

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement.

This plan is for illustrative purposes only and should be used as such by any prospective purchaser.

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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.

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