



North Common Road, W5

£350,000 *Share of Freehold*



A well-presented one-bedroom first floor apartment situated on the highly sought-after North Common Road, W5, directly opposite the open green spaces of Ealing Common. Offering approximately 505 sq ft (46.92 sq m) of well-proportioned accommodation, the property features a generous reception/dining room, separate fitted kitchen, spacious double bedroom and a modern family bathroom.

KEY FEATURES

- Share Of Freehold
- Closely located to Ealing Broadway
- Private parking



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DESCRIPTION

The bright and generously sized reception/dining room provides an excellent principal living space, with ample room for both comfortable seating and a dining area. The separate fitted kitchen is conveniently positioned off the reception room, while the well-proportioned bedroom benefits from a distinctive bay-style layout and excellent natural light. The property is completed by a contemporary bathroom and a welcoming entrance hallway with useful storage.

LOCATION

Ideally positioned for excellent transport connections, the property is approximately 0.3 miles from Ealing Broadway Station and around 0.4 miles from Ealing Common Station, providing access to the Elizabeth, Central and District lines from Ealing Broadway, with the Piccadilly and District lines also available at Ealing Common.

The location also places the property within easy reach of Ealing Broadway's extensive selection of shops, cafés, restaurants and leisure facilities, while the open spaces of Ealing Common are quite literally on the doorstep, making this an excellent opportunity for a first-time buyer, professional purchaser or investor seeking a well-located home in one of Ealing's most desirable residential areas.





MATERIAL INFO

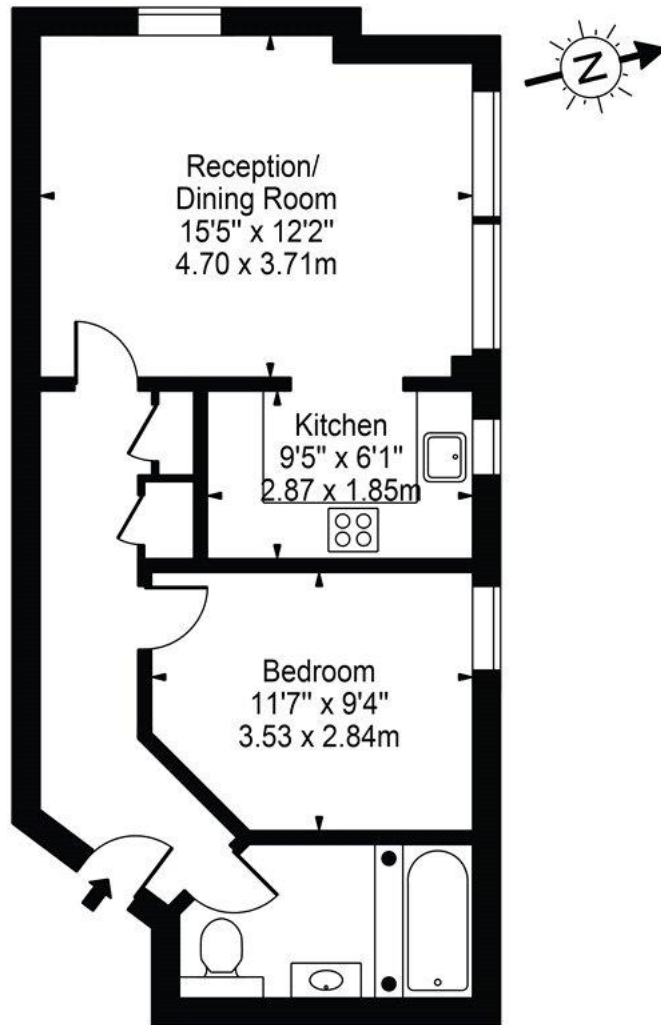
Tenure: Share of Freehold
Term: 981 years approx
Service Charge: £1992 (subject to increase)
Council Tax Band: D
EPC rating: C

Where no figures are shown, we have been unable to ascertain the information. All figures that are shown were correct at the time of printing.

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C	74 C	81 B
55-68	D		
39-54	E		
21-38	F		
1-20	G		

Viewpoint, W5

Approx. Gross Internal Area 505 Sq Ft - 46.92 Sq M



First Floor

For Illustration Purposes Only - Not To Scale Floor Plan by Mira Nikolova Photography

This floor plan should be used as a general outline for guidance only and does not constitute in whole or in part an offer or contract. Any intending purchaser or lessee should satisfy themselves by inspection, searches, enquiries and full survey as to the correctness of each statement. Any areas, measurements or distances quoted are approximate and should not be used to value a property or be the basis of any sale or let.

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