



Walton Way, W3

£328,000 *Share of Freehold*



A bright top-floor apartment offering stylish open-plan living, share of freehold, and no onward chain.

KEY FEATURES

- Excellent condition throughout
- High spec and finish
- Herringbone flooring
- Quiet residential area
- Great transport links
- Chain-free sale



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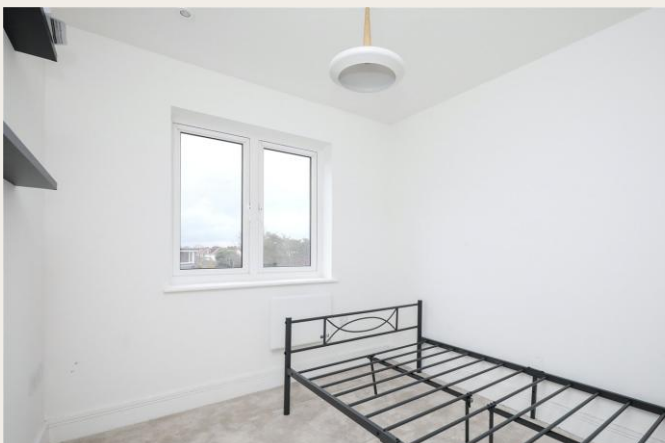


DESCRIPTION

Set within a well-maintained converted house and offered to the market with no onward chain, this top floor apartment provides 473 sq ft of internal accommodation comprised of one bedroom with a separate walk-in wardrobe area, an open-plan reception room with fully-equipped kitchen and a tiled modern bathroom with underfloor heating. Bright and airy, the property further benefits from having Share of Freehold, herringbone flooring and a separate utility room.

LOCATION

Located within a quiet residential area, the property is conveniently positioned in close proximity to numerous transport links, various amenities and open green spaces including the North Acton Playing Fields. Motorists benefit from quick access into Central London via the A40 whereas commuters are within 0.4 miles of West Acton (Central Line) and 0.7 miles of Acton Main Line (Elizabeth Line) train stations.





MATERIAL INFO

Tenure: Share of Freehold

Term: 997 year and 0 months

Service Charge: approx. £210 per annum (for communal cleaning)

Ground Rent: Nil

Council Tax Band: B

EPC rating: B

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	81 B	81 B
69-80	C		
55-68	D		
39-54	E		
21-38	F		
1-20	G		

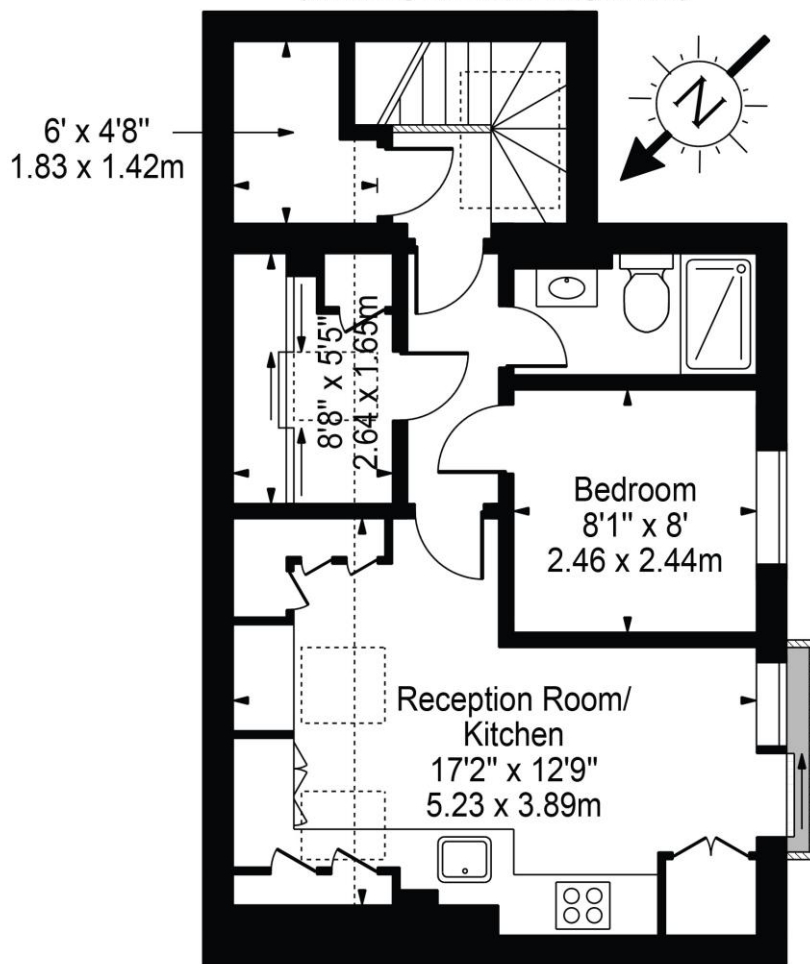
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Approx. Total Internal Area 473 Sq Ft - 43.94 Sq M

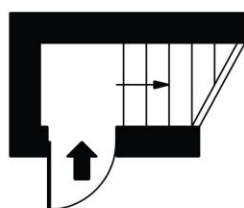
(Including Restricted Height Area)

Approx. Gross Internal Area 359 Sq Ft - 33.35 Sq M

(Excluding Restricted Height Area)



Second Floor



First Floor
Entrance

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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