



The Grove, W5

£500,000 *Leasehold*



Spacious two bedroom apartment set within a period conversion with a private entrance and patio.

KEY FEATURES

- Period conversion
- Private patio
- Ample storage
- Good decorative order
- Sought-after location
- 0.3 miles away from Ealing Broadway station



Ealing & Acton

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DESCRIPTION

Spacious two bedroom apartment set within a period conversion boasting approximately 655 square feet of internal accommodation comprising of two bedrooms, a modern tiled bathroom and open plan reception room with fully-equipped kitchen. The flat further benefits from a utility room, wood floors, double-glazed windows, private entrance and a private patio.

LOCATION

The property is situated in a sought-after location within close proximity of the numerous amenities of Ealing Broadway. The open green spaces of Ealing Common and Walpole Park are just short walk away. Commuters benefit from a variety of transport links including Ealing Broadway train station (Elizabeth Line) which is just 0.3 miles away.





MATERIAL INFO

Tenure: Leasehold
Term: 125 year and 0 months
Service Charge: TBC
Ground Rent: Peppercorn
Council Tax Band: E
EPC rating: D

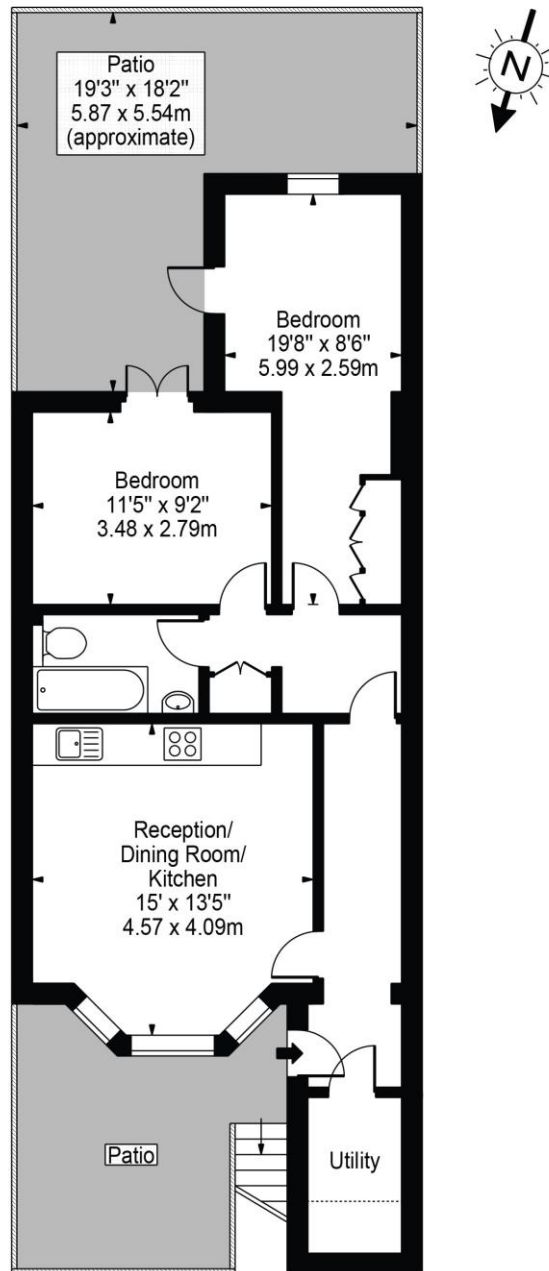
Where no figures are shown, we have been unable to ascertain the information. All figures that are shown were correct at the time of printing.

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		
55-68	D	68 D	77 C
39-54	E		
21-38	F		
1-20	G		

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Approx. Total Internal Area 655 Sq Ft - 60.85 Sq M
(Including Restricted Height Area)

Approx. Gross Internal Area 644 Sq Ft - 59.83 Sq M
(Excluding Restricted Height Area)



Lower Ground Floor

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

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