



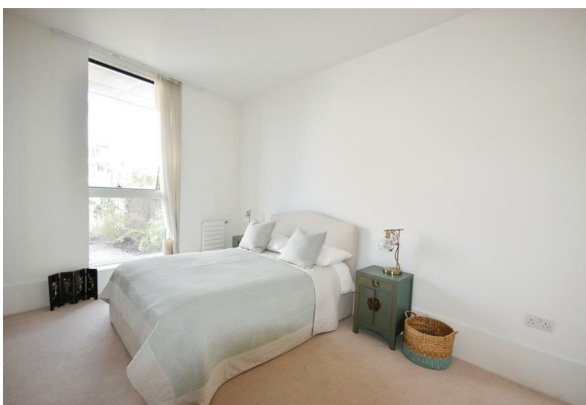
QUILLIAM

Durham Wharf Drive,
Brentford

- One Bedroom Apartment
- Terrace with Waterside Views
- Reception with Canal Views
- Modern Kitchen
- Bedroom with Wardrobes
- Natural Light Throughout
- Elegant Bathroom
- Roof Top Allotments (fee)
- Parking Available (separate rent)
- Access to Canal Path

£1,900 PCM





Property Description

A stunning one bedroom waterside property located at Brentford Lock West, the award-winning development located by Thames Lock, to the west of the Grand Union Canal.

Located on the raised ground floor of the first block with the advantage of extra high ceilings giving it a light and airy feeling with an air of luxury and a spacious terrace facing the Grand Union Canal. The accommodation is offered furnished and includes an entrance hall, open plan reception room with water views and full height doors opening onto the terrace. The kitchen area offers integrated appliances. There is a double bedroom with ample wardrobes and a bathroom.

The property is a few minutes walk from the High Street where the south side is currently being regenerated to provide a brand new town centre to include shops, bars and restaurants, supermarket and boutique cinema on pedestrian lanes leading down to the water's edge.

A bridge is currently being erected across the canal which will give a faster access to Brentford Mainline Station.

The development offers roof top allotments for a small fee where residents enjoy growing herbs and vegetables. There is also a resident's garden with fruit trees.

PARKING AVAILABLE VIA SEPERATE NAGOTIATION

Accommodation

Entrance Hall

Reception Room

Kitchen Area

Private Terrace

Bedroom

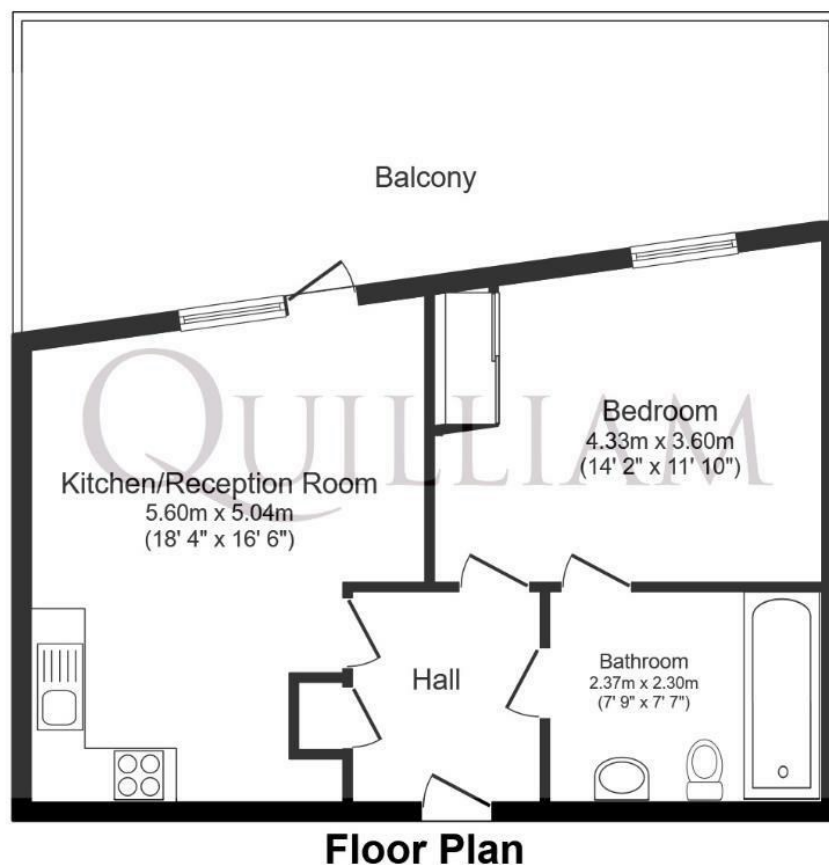
Bathroom

FURTHER INFORMATION

A parking space is available under separate negotiation.

Roof top allotments available to rent under separate negotiation.





Total floor area 49.9 sq.m. (537 sq.ft.) approx

This plan is for illustration purposes only and may not be representative of the property. Plan not to scale. Powered by PropertyBox

Property Information

The property is to be let on an Assured Shorthold Tenancy.

Dilapidation's Deposit will be equivalent to five weeks rent.

We have been informed by the Landlord of the following information:

London Borough of Hounslow Council Tax Band: D

The annual Council Tax charge has been supplied in good faith and is for the period 2025/26. It will likely be reviewed and changed by the Local Authority the following year and could be subject to an increase after the end of March.

EPC - C

Parking: Available under separate negotiation



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C	76	76
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales EU Directive 2002/91/EC		

206 High Street
Brentford
TW8 8AH

020 8847 4737
info@quilliam.co.uk
<https://www.quilliam.co.uk>

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements