



HELLIWELL & CO
ESTATE AGENTS

Hillcrest Road, Ealing, W5
Guide Price £625,000





 2 Bedrooms |  1 Receptions |  2 Bathrooms |  EPC Current C

Helliwell & Co is proud to present a beautiful and spacious two bedroom apartment with east and west-facing balconies surrounded by beautiful communal grounds that lead into Hanger Hill Park.

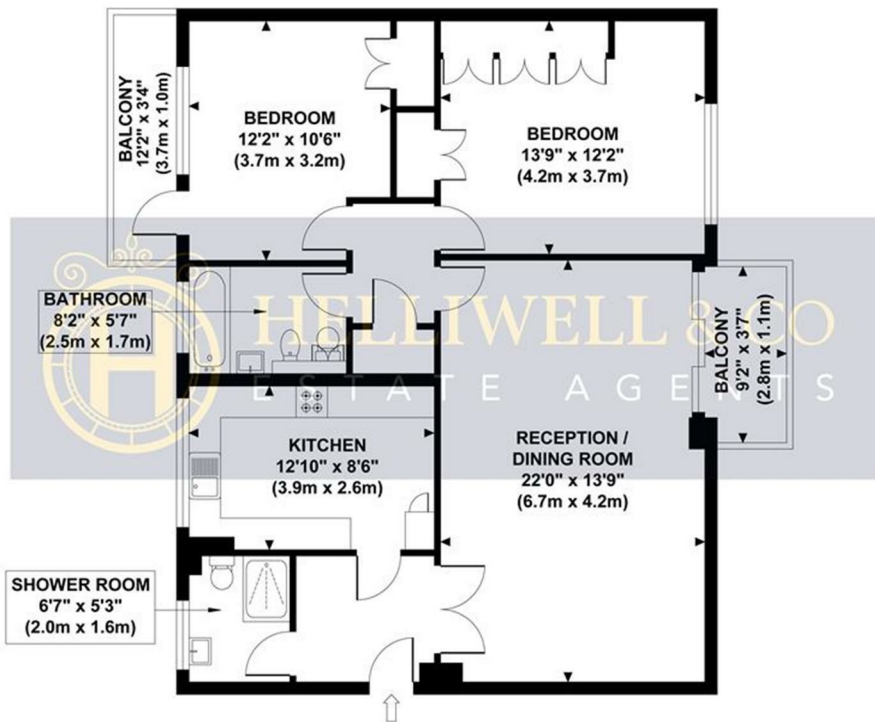
This first floor apartment boasts natural light, wooden floors throughout and offers a bright sunny sitting room with west-facing balcony benefitting from pool and garden views. There is a separate fully fitted kitchen, master bedroom with built in wardrobes, bathroom with bath and overhead shower and a second double bedroom also with built in wardrobes and its own private balcony. There is a further shower room to the front of the property and additional storage space. Further benefits include a lift, swimming pool, underground parking and gated entry.

Situated in the sought after leafy Hanger Hill area, there are a selection of exceptional schools nearby and excellent transport links with easy access to North Ealing (Piccadilly) and Ealing Broadway (Central, District, GWR & Crossrail) tube Stations as well as a number of bus routes. Ealing Broadway shopping centre is also easily accessible, offering a wide range of shops, bars and restaurants. Hanger Hill park and Fox Woods are a two minute stroll from the property.

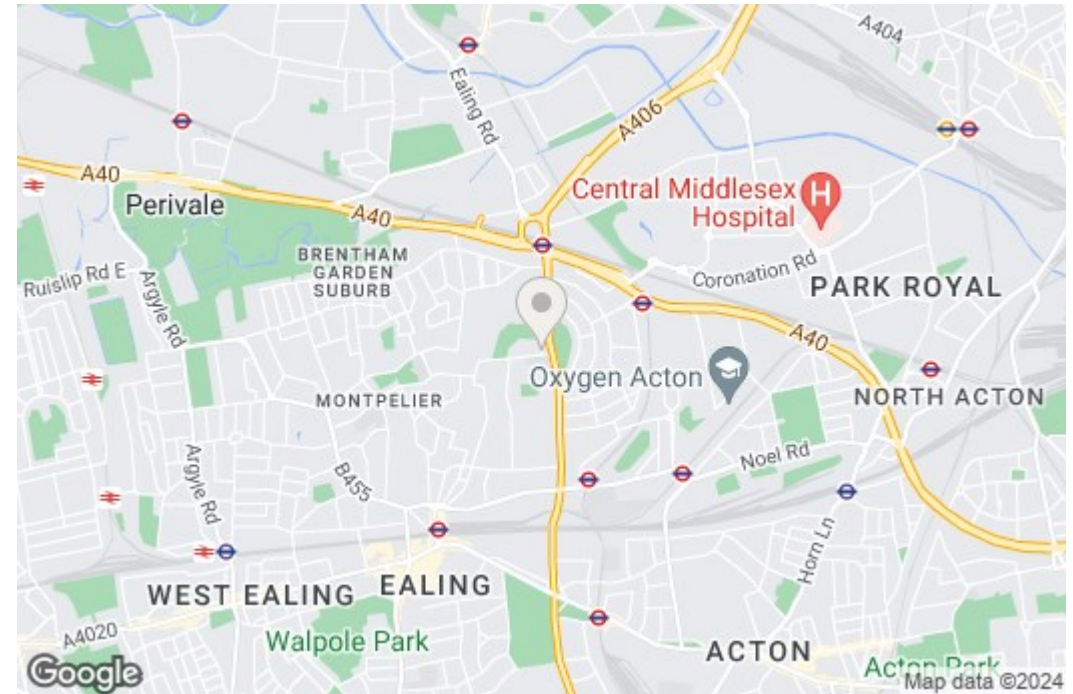
- Purpose Built Apartment
- Two Bathrooms
- Balcony & Communal Gardens
- Lift
- Service Charge: £4,667.30pa
- Two Double Bedrooms
- Allocated Parking
- Swimming Pool
- Tenure: Share of Freehold (964 years)
- Council Tax: Band E

MINSTER COURT

Approximate Gross Internal Area
945 sq ft / 87.79 sq m



**FIRST FLOOR
GROSS INTERNAL
FLOOR AREA 920 SQ FT**



Although every attempt has been made to ensure accuracy, all measurements are approximate and no responsibility is taken for any error, omission, or mid-statement. This floor plan is for illustrative purposes only and not to scale. Measured in accordance to RICS standards.