



James House High Street, London W5 5DB

welcome to

James House High Street, London

This superior fourth floor modern flat in Ealing offering circa 1205 sq. Ft of internal living space. The property offers a good-sized entrance hall, a bright and airy front 24' reception/dining room with a Juliet balcony, a separate modern kitchen with integrated appliances, a 23' main double bedroom with built in wardrobes and an en-suite, a second double bedroom and a family bathroom. Other benefits include a resident's roof terrace with London views, lifts and underground parking.

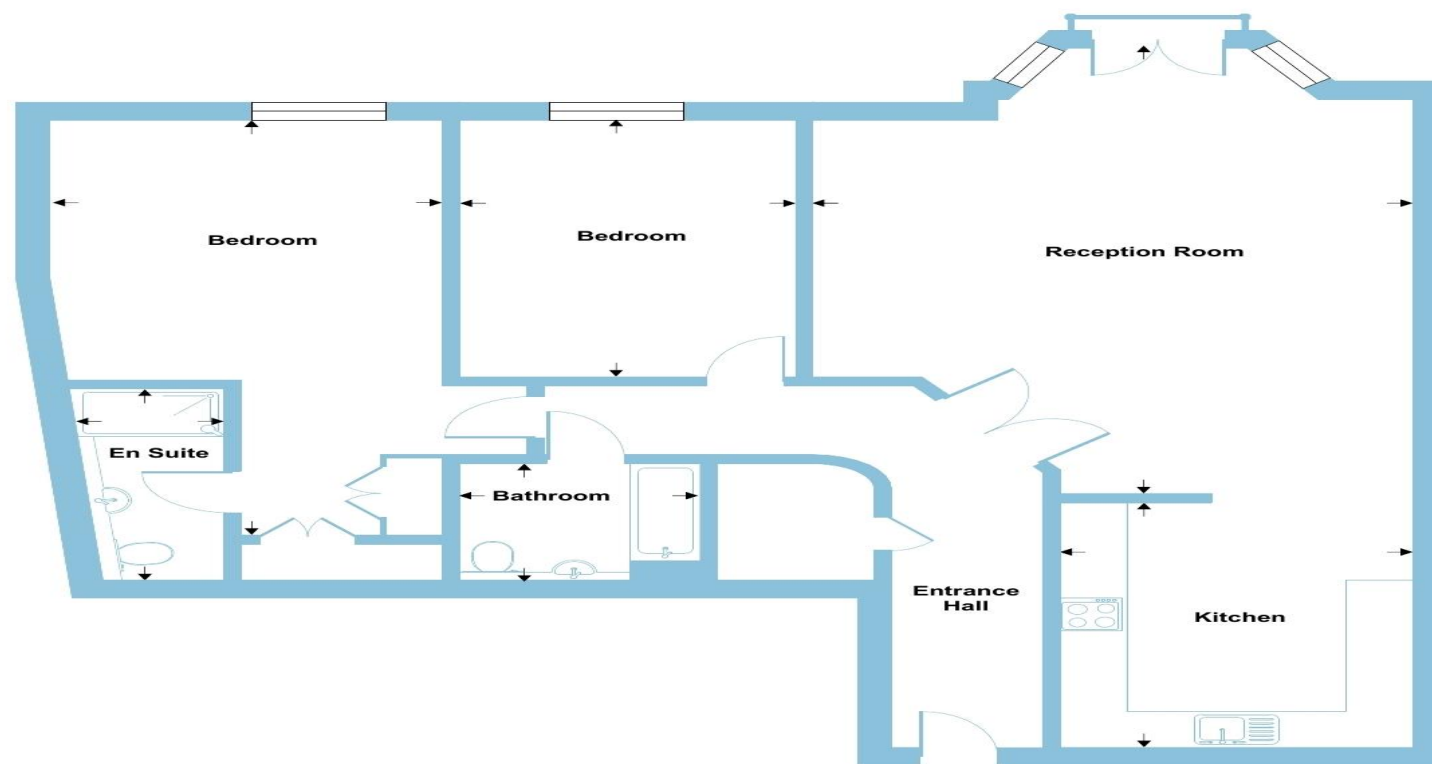
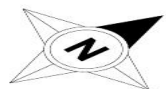
The property is a stone throw away to Ealing Broadway's popular retail shopping centre, an abundance of restaurants, cafes, bars, a good selection green open spaces and nearby parks such as, Walpole Park, Gunnersbury Park and Hanger Hill Park & Golf course. The A40 and North Circular are also easily accessible.



High Street, London, W5

Approximate Area = 1205 sq ft / 111.9 sq m

For identification only - Not to scale



FOURTH FLOOR



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © nichecom 2025. Produced for Barnard Marcus. REF: 1266942

welcome to

James House High Street, London

- Fourth Floor, expansive flat in the Heart of Ealing Broadway
- Two large double bedrooms and two bathrooms
- Circa 1205 sq. Ft of internal living space
- Residents communal roof terrace with London views
- Private underground parking

Tenure: Leasehold EPC Rating: Awaited

This is a Leasehold property. We are awaiting further details about the Term of the lease. For further information please contact the branch. Please note additional fees could be incurred for items such as Leasehold packs.

Guide Price £770,000

This generous, modern fourth floor flat situated in St James House in Ealing Broadway, offering the perfect location, excellent space at 1205 sq. Ft of internal space, including two bedrooms, two bathrooms and secure underground parking. Please call the Ealing branch today to arrange a viewing!



Please note the marker reflects the postcode not the actual property

check out more properties at barnardmarcus.co.uk



Property Ref:
EAL109404 - 0003

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.

Barnard Marcus is a trading name of Sequence (UK) Limited which is registered in England and Wales under company number 4268443, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.



020 8579 5050



ealing@barnardmarcus.co.uk



55 The Mall, Ealing, LONDON, W5 3TA



barnardmarcus.co.uk