

# Rolfe East



Carlton Road, Ealing, W5 2AW

£650,000

- Two double bedrooms
- Double glazed sash windows
- Large communal gardens
- Off street parking space for one car
- First floor flat
- Excellent condition throughout
- No upper chain
- EPC rating: B / council tax band: D

# Flat 6,13 Carlton Road, Ealing W5 2AW

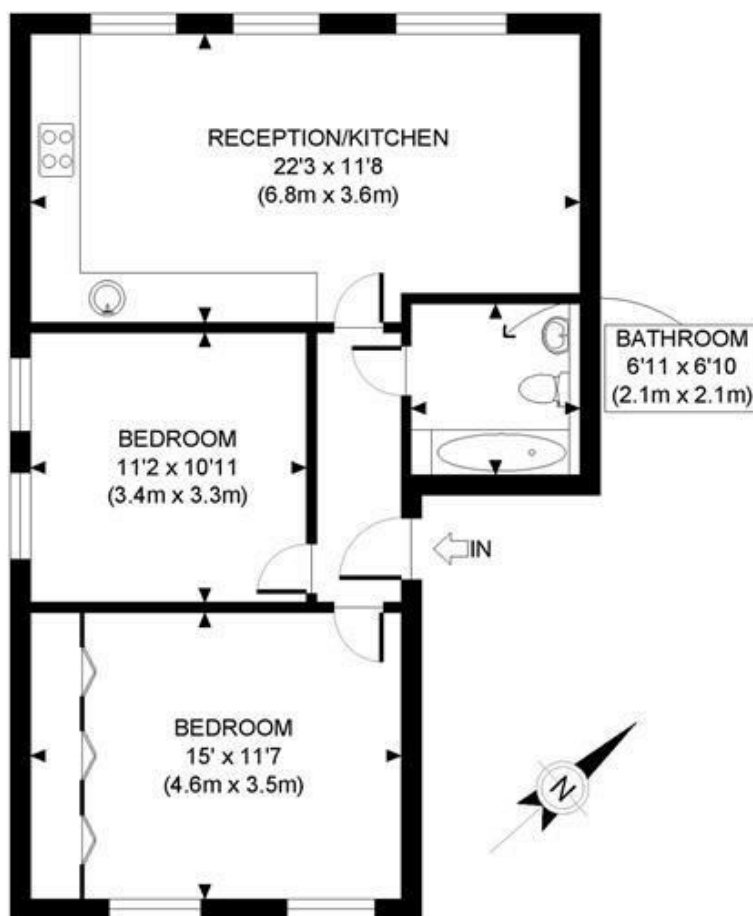
A beautiful two double bedroom first floor apartment located on this premier North Ealing road and forming part of this attractive detached period property boasting large communal gardens and off street parking to the front. The apartment is presented in an excellent condition throughout and features a large open plan living space with double glazed sash windows and plantation style shutters, a sleek and modern kitchen with stone counter tops and integrated appliances, oak flooring throughout, fitted wardrobes in the master bedroom and a contemporary white bathroom suite with metro style tiling. The property is being sold with a share of the freehold and an off street parking space for one car.



Council Tax Band: D





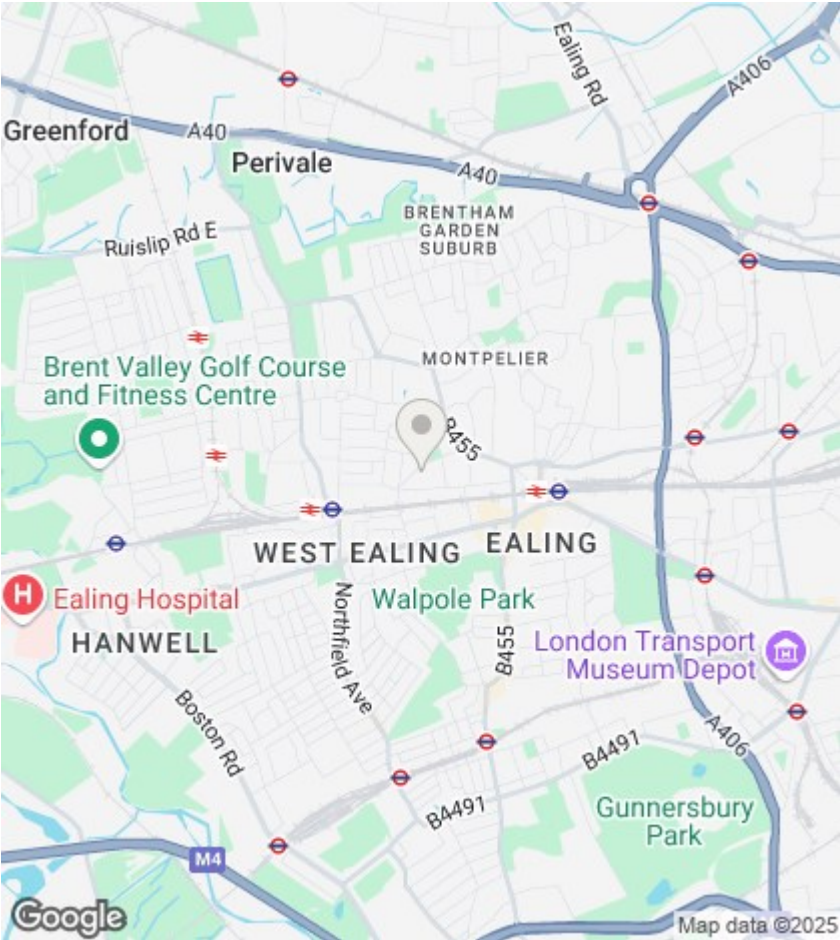


FIRST FLOOR  
GROSS INTERNAL  
FLOOR AREA 654 SQ FT

APPROX. GROSS INTERNAL FLOOR AREA: 654 SQ FT/ 61 SQM

**PROPERTY PHOTO PLANS**.COUK  
ONE STOP SHOP FOR PROPERTY MARKETING

This plan is for illustrative purposes only and should be used as such by any prospective client. Whilst every attempt has been made to ensure the accuracy of the Floor Plan contained here, measurements of the doors, windows, rooms and any other items are approximate and no responsibility is taken for any errors, omissions, or misstatement. The services, systems and appliances shown have not been tested and no guarantee as to the operability or efficiency can be given.



Directions

Viewings

Viewings by arrangement only. Call 020 8567 2242 to make an appointment.

EPC Rating: B  
B

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B	83	83
(69-80) C		
(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	