

# Rolfe East



The Knoll, Ealing, W13 8HY

Offers In Excess Of £700,000

- Five bedrooms
- Great school catchment
- Large communal gardens
- Off street parking
- Freehold terrace house
- No upper chain
- Rear private patio garden
- EPC rating: D / council tax band: F

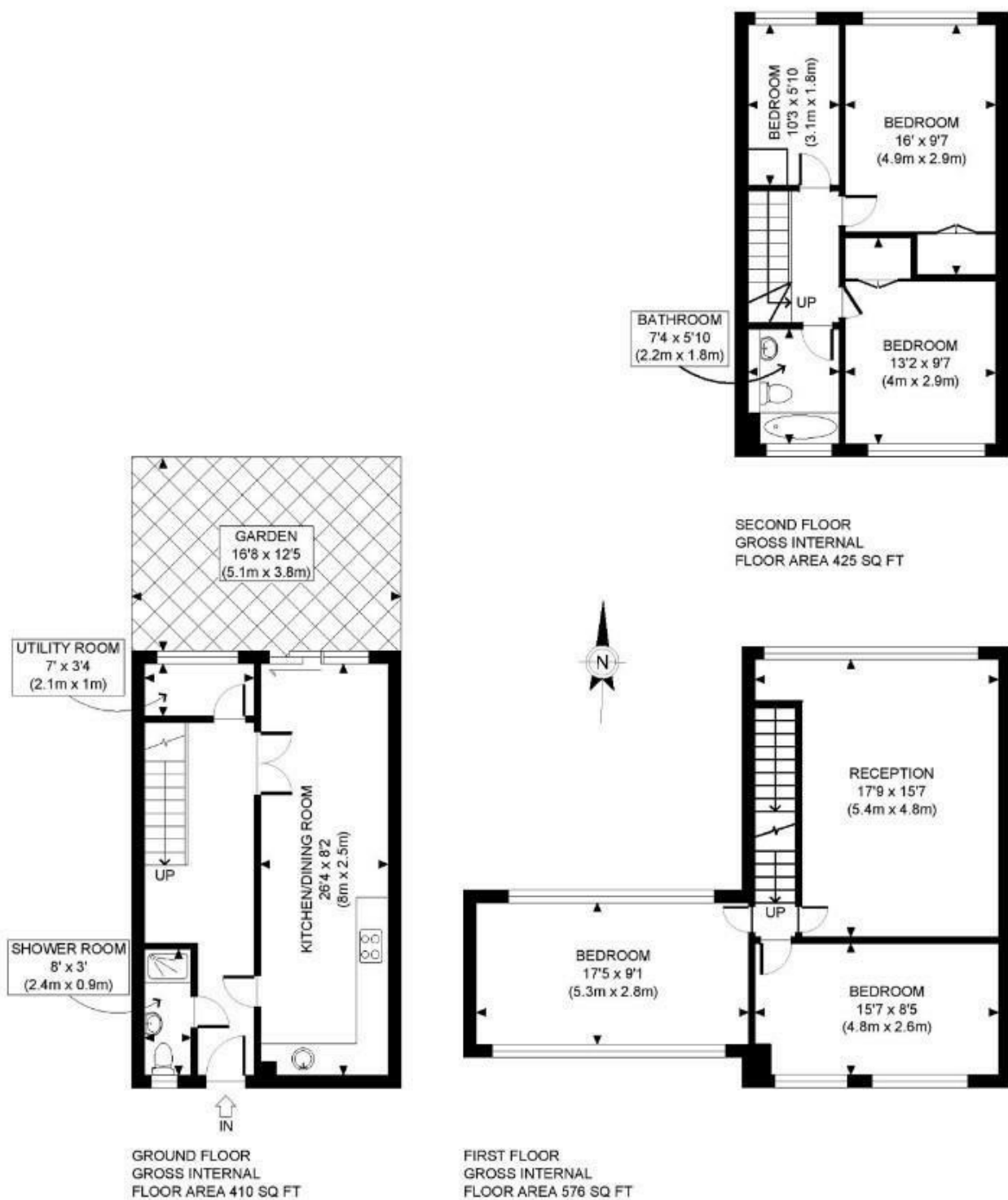
# 66 The Knoll, Ealing W13 8HY

Set among beautiful landscaped gardens and offered with no upper chain is this spacious five bedroom family home. Conveniently located for some of West Londons most desirable schools this property features off street parking, two bath/shower rooms, large kitchen/diner, large reception room.

5 2 1 D

Council Tax Band: F

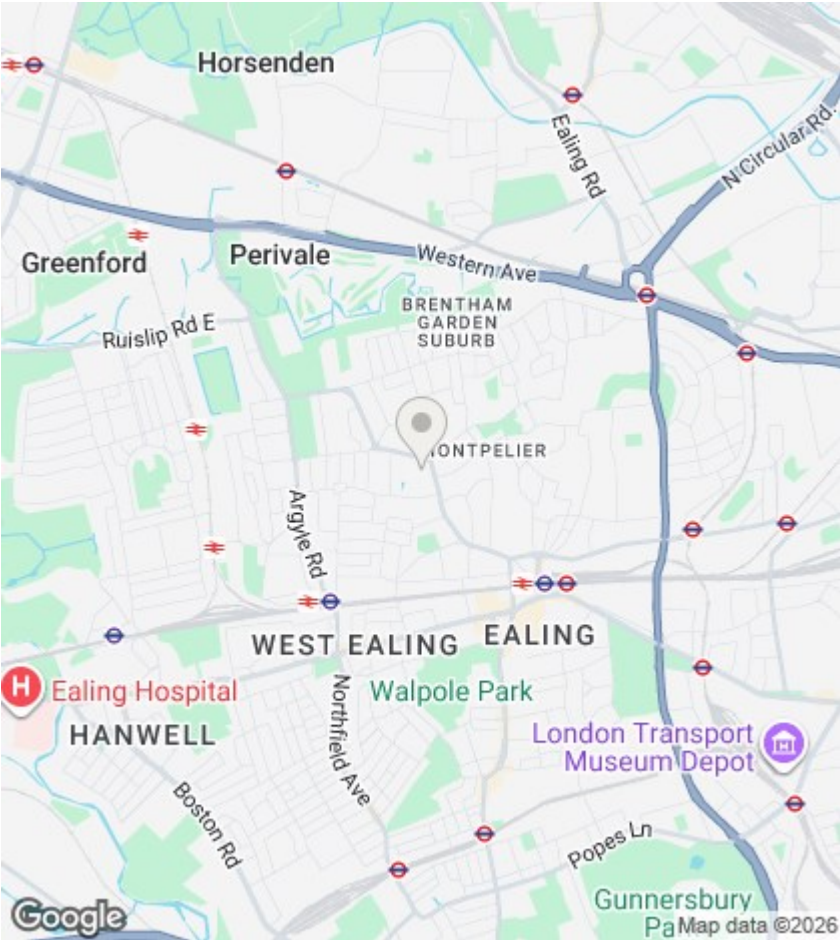




APPROX. GROSS INTERNAL FLOOR AREA: 1411 SQ FT/ 131 SQM

**Rolfe East**

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:

D

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		77
(55-68) D	62	
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC