



Westbury Road W5

Price £595,000 Share of Freehold

GARDINER
RESIDENTIAL

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The property comprises entrance hall with wood floors and excellent storage, reception room, two good size proper double bedrooms both with fitted wardrobes, well appointed kitchen with dishwasher, five ring gas hob, fitted fridge/freezer and lots of storage and under floor heating. Fully tiled bathroom consisting of bath with fitted rain shower, basin, WC and under floor heating. In the hallway is a utility cupboard which houses the washer/dryer.

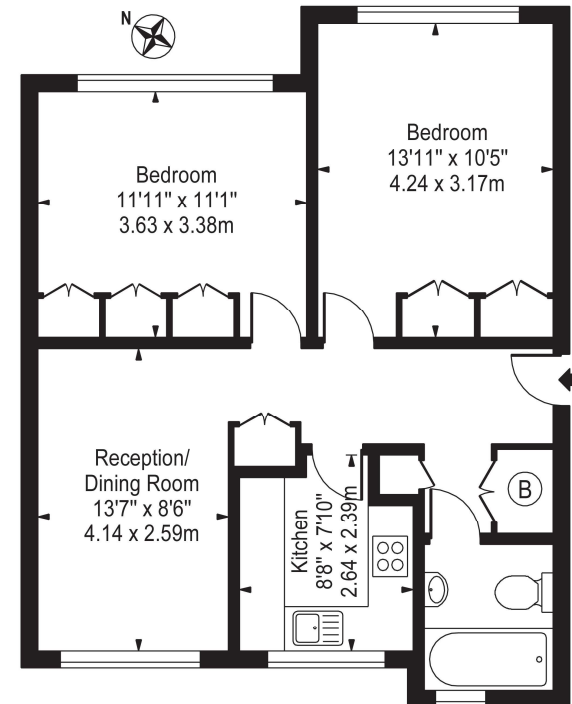
To the rear of the property is well maintained communal gardens and a single lockup garage which belongs to the property.

Westbury Road is very well located for the transport links of Ealing Broadway station and also North Ealing Underground Station. There are numerous shopping amenities and options in Ealing Broadway and the open spaces of Haven Green are also nearby.

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92-100) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		74	75
EU Directive 2002/91/EC			

Westbury Road, W5

Approx. Gross Internal Area 617 Sq Ft - 57.32 Sq M



Second Floor
For Illustration Purposes Only - Not To Scale

This floor plan should be used as a general outline for guidance only and does not constitute in whole or in part an offer or contract. Any intending purchaser or lessee should satisfy themselves by inspection, searches, enquiries and full survey as to the correctness of each statement. Any areas, measurements or distances quoted are approximate and should not be used to value a property or be the basis of any sale or let.

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