

**, Acton, W3****£1,700 Per Month**

Recently refurbished one bedroom flat situated on the lower ground floor in the heart of Acton.

The property comprises a spacious reception with open plan kitchen, one large bedroom, a stylish bathroom and a small private garden.

Further benefits include tile floors throughout, double glazed windows, under-floor heating and large communal garden.

Transport links include Acton Main Line (Elizabeth line), Acton Town (Piccadilly & District lines), West Acton (Central line) and North Acton (Piccadilly line) stations.



- Lower ground floor flat
- Recently refurbished
- Modern open plan kitchen
- Large bedroom
- High ceilings
- Stylish bathroom
- Close to Acton Main Line station (Elizabeth line)
- Private small garden
- Large communal garden

Energy Efficiency Rating		Environmental Impact (CO <sub>2</sub> ) Rating	
Current	Forecast	Current	Forecast
Very energy efficient - lower running costs		Very environmentally friendly - lower CO <sub>2</sub> emissions	
A (94)		A (94)	
B (86)		B (86)	
C (78)		C (78)	
D (70)		D (70)	
E (62)		E (62)	
F (54)		F (54)	
G (46)		G (46)	
H (38)		H (38)	
I (30)		I (30)	
J (22)		J (22)	
K (14)		K (14)	
L (6)		L (6)	
M (0)		M (0)	

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