

### Directions

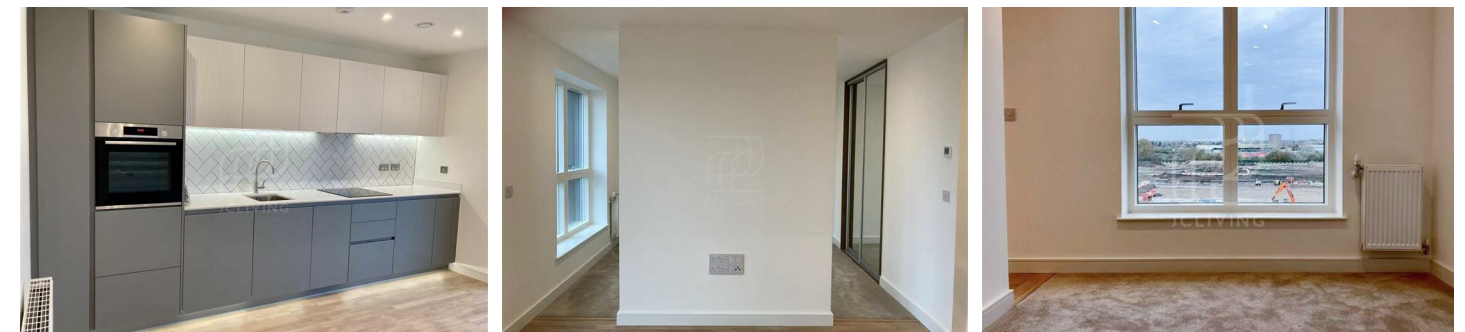
### Viewings

Viewings by arrangement only. Call 02033696888 to make an appointment.

### EPC Rating

B

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



CN1266 Flat 38, Sibley House 1 Cedrus Avenue, Southall, UB1 1FP

£393 Per Week

# Sibley House 1 Cedrus Avenue, Southall UB1 1FP

\*\*\* Please quote reference JC26021917 when contacting the office \*\*\*Available from 07 Sep 2026\*\*\*

A modern studio apartment located in the vibrant area of Southall. This delightful property, built in 2022, offers a contemporary living experience with a well-designed layout that maximises space and comfort.

Spanning an area of 441 square feet, the studio features a bright and airy reception room that serves as the heart of the home. The open-plan design allows for a seamless flow between the living area and the sleeping space, making it ideal for both relaxation and entertaining. The property includes a well-appointed bathroom, ensuring convenience and privacy.

Sibley House is situated in a lively neighbourhood, providing easy access to local amenities, shops, and transport links. This makes it an excellent choice for those seeking a dynamic lifestyle while enjoying the comforts of a modern home.

EPC rating B  
Council tax band B



Council Tax Band: B

