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Ealing Road

Brentford, TW8 0GQ

Asking Price £300,000





## LAVAL HOUSE

APPROXIMATE GROSS INTERNAL FLOOR AREA: 573 SQ FT - 53.23 SQ M



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.

Nestled within the popular Great West Quarter Development in the vibrant area of Brentford, this modern apartment offers a delightful living experience. Built in 2013, this larger than average one double bedroom apartment spans an impressive 564 square feet, providing ample space for comfortable living.

Upon entering, you are greeted by an open plan reception room that seamlessly integrates with a fully equipped kitchen, making it an ideal space for both relaxation and entertaining. The design is contemporary, ensuring that the flat feels fresh and inviting. The bedroom is generously sized, perfect for unwinding after a long day, while the bathroom is well-appointed, catering to all your needs.

One of the standout features of this property is the secure underground parking, providing peace of mind for residents with vehicles. Additionally, you will have access to a 24-hour residents' gym, allowing you to maintain an active lifestyle without having to travel far from the comfort of your home.

The location is particularly advantageous, with Brentford Station and South Ealing underground station just a short distance away. This makes commuting to central London and beyond both convenient and efficient.

In summary, this flat on Ealing Road is an excellent opportunity for those seeking a modern, well-located home in Brentford. With its spacious layout, contemporary amenities, and easy access to transport links, it is sure to appeal to a variety of buyers.

These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate. **THINKING OF SELLING OR LETTING?** If you are thinking of selling or letting your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.

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