

# Rolfe East



Uxbridge Road, W12

£475,000

- Exceptionally refurbished two-bedroom apartment
- Finished to the highest standards with contemporary design
- Elegant parquet flooring throughout
- Superb transport links with multiple bus routes and Underground stations within walking distance
- Two luxurious modern bathrooms
- Newly fitted kitchen
- Prime location moments from vibrant Askew Road
- No chain

A beautifully refurbished two-bedroom apartment, finished to an exceptional standard and offering a sophisticated blend of contemporary design and timeless elegance. The property features a newly fitted kitchen, two luxurious modern bathrooms, and exquisite parquet flooring throughout, creating a refined and cohesive living environment.

Perfectly positioned moments from the vibrant Askew Road, residents can enjoy the array of gastro-pubs, artisan bakeries, and independent cafés. The apartment is further enhanced by excellent nearby green spaces, highly regarded schools, and outstanding transport links, with multiple bus routes and Underground connections all within comfortable walking distance.

An exceptional turnkey home offered to the market with no onward chain. Early internal inspection is highly recommended.

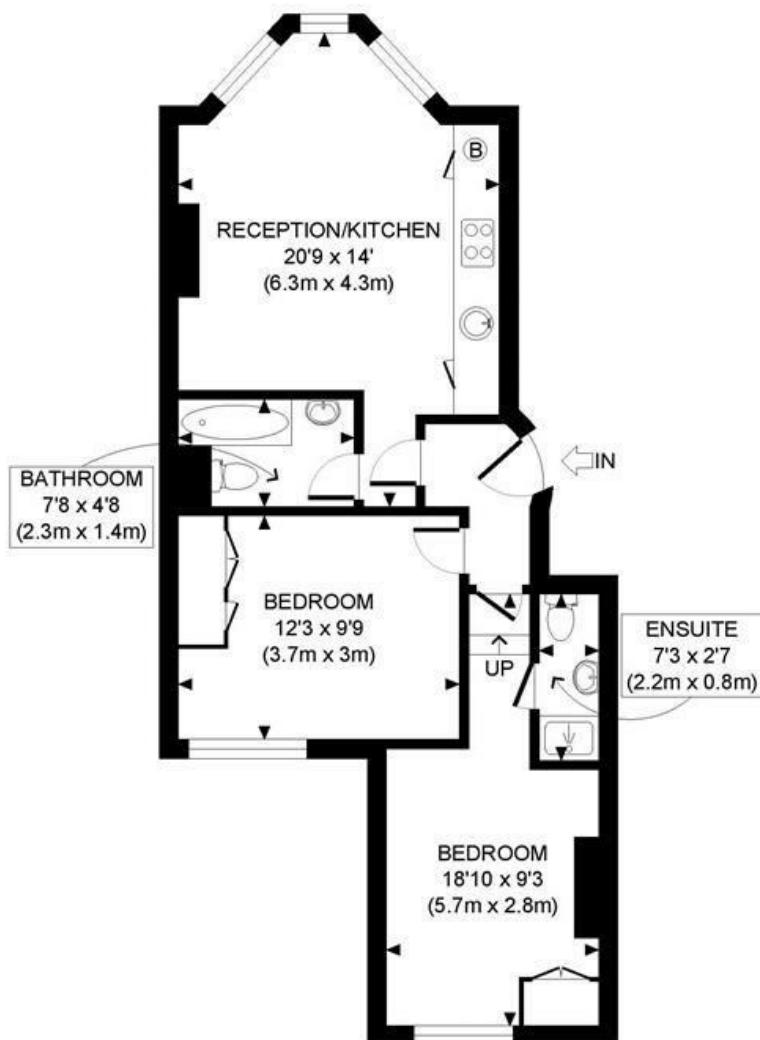


Council Tax Band: E









RAISED GROUND FLOOR  
GROSS INTERNAL  
FLOOR AREA 555 SQ FT

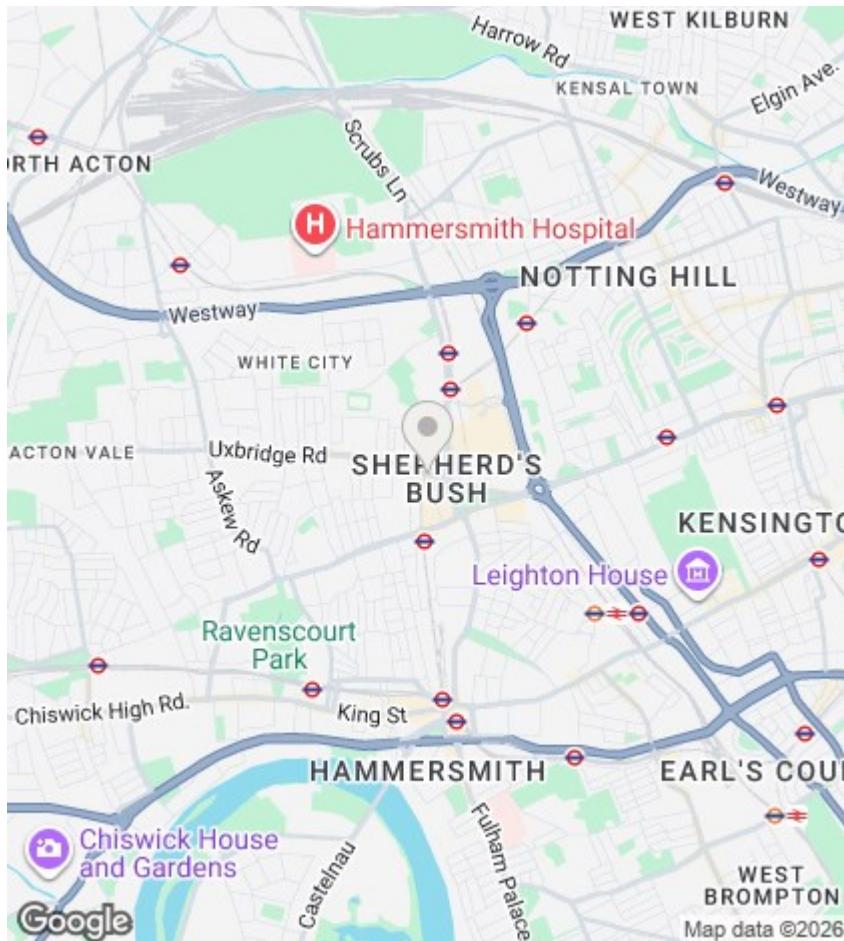


APPROX. GROSS INTERNAL FLOOR AREA: 555 SQ FT/ 52 SQM

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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 8993 7755 to make an appointment.

## EPC Rating:

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