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£485,000 Leasehold

LANGHAM GARDENS, EALING, W13 8PY





**A FABULOUS, LIGHT & AIRY 2-BEDROOM / 2-BATHROOM APARTMENT IN THIS POPULAR AND CONVENIENT LOCATION.**

Well placed and forming part of this popular development that is convenient for both Ealing Broadway and West Ealing Stations - enjoying all the benefits of Elizabeth, Central and District Lines providing easy access to London and Heathrow Airport.

A short stroll to Ealing Broadway Town Centre with its vast array of shops, restaurants, cafes and bars. Convenient for the vast open spaces of Walpole and Lammas Parks.

This most attractive and recently fully refurbished 2nd floor apartment offers: A spacious, west facing living room. Modern kitchen. Two double bedrooms. Swish bathroom and en suite shower room. Separate WC. Benefiting from double glazing throughout. Garage in terrace. **MUST BE SEEN!**

**Lease:** 999 Years from 25th December 1970

**Ground Rent:** £20.00 p.a.

**Service Charge:** £555.00 per quarter

**COUNCIL TAX BAND: D**

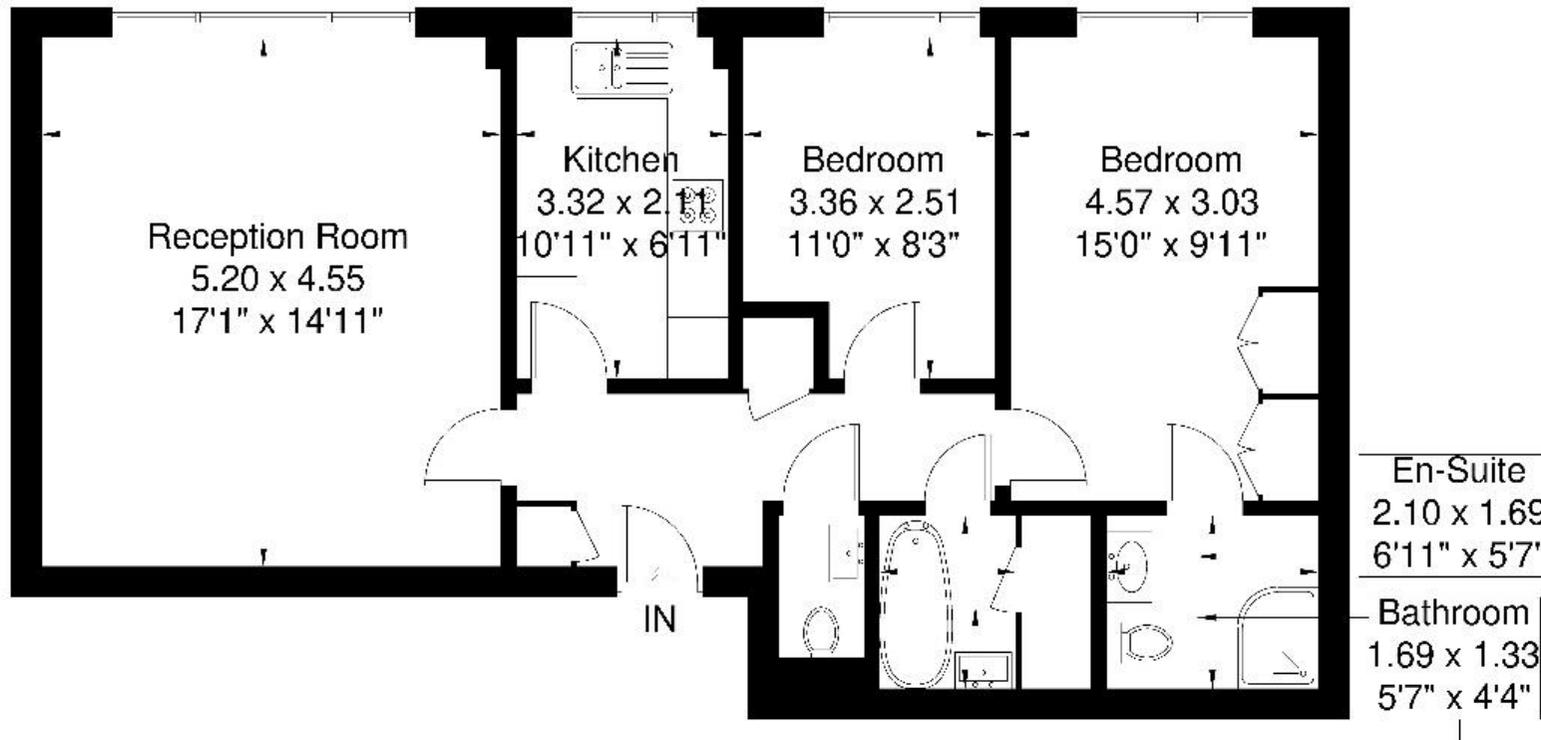
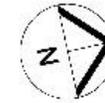
**EPC Rating: D**



 [www.sintonandrews.com](http://www.sintonandrews.com)  
020 8566 1990

# Langham Gardens

Approximate Gross Internal Area = 73.5 sq m / 791 sq ft



Although every attempt has been made to ensure accuracy, all measurements are approximate. The floorplan is for illustrative purposes only and not to scale.

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