

LEELAND MANSIONS, LEELAND ROAD, EALING

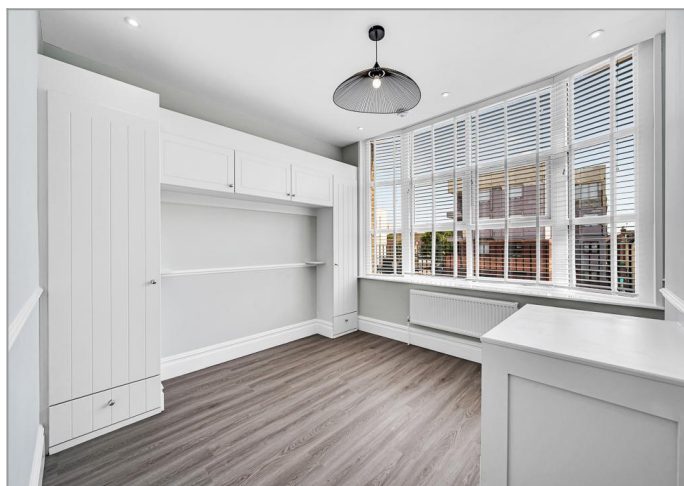
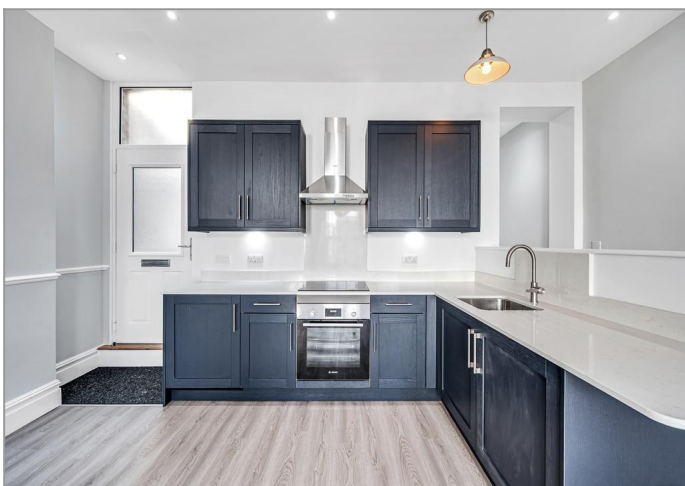
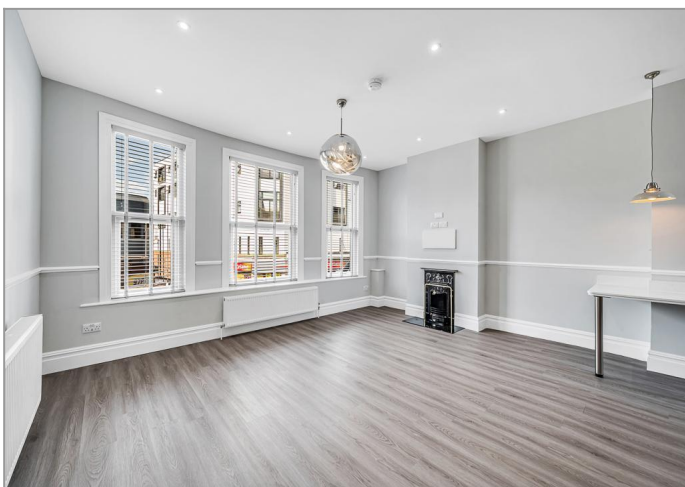


£1,700 PER MONTH

A stunning newly renovated purpose-built apartment, ideally located in the heart of West Ealing. Offering over 600 sq ft of beautifully finished accommodation, this stylish home combines contemporary design with high-quality finishes throughout. The impressive open-plan living, dining and bespoke integrated kitchen provides the perfect space for entertaining or relaxing, while the generous double bedroom is complemented by a luxuriously appointed contemporary shower room. Offered vacant and available immediately, subject to the usual referencing checks, this exceptional apartment presents a superb opportunity to secure a high-quality home in a sought-after location - so contact us today to arrange your viewing!

TUFFIN & WREN

Independent Estate Agents



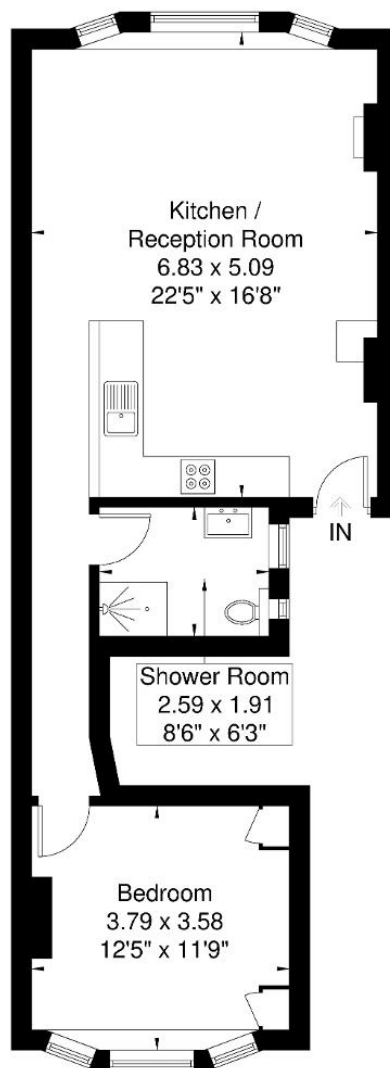
Further Information

For more details please call us on **020 8566 3366** or send an email to rent@tuffin-wren.co.uk.

Please note it is not our company policy to test services, heating systems and domestic appliances, therefore we cannot verify that they are in working order. Prospective purchasers are advised to obtain verification from their solicitors and/or surveyors.

Leeland Mansions

Approximate Gross Internal Area = 58.2 sq m / 626 sq ft



First Floor

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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ENERGY PERFORMANCE RATING

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		76 C
55-68	D		
39-54	E		
21-38	F	32 F	
1-20	G		

Additional Information

The following are 'permitted payments' in accordance with the Tenant Fees Act 2019;

the rent

a refundable tenancy deposit capped at no more than five weeks rent where the annual rent is less than £50,000, or six weeks rent where the total annual rent is £50,000 or above

a refundable holding deposit (to reserve a property) capped at no more than one weeks rent

payments to change the tenancy, when requested by the tenant, capped at £50, or reasonable costs incurred if higher

payments associated with early termination of the tenancy, when requested by the tenant

payments in respect of utilities, communication services, TV licence and council tax; and

a default fee for late payment of rent and replacement of a lost key/security device, where required under a tenancy agreement

Tuffin & Wren is a member of CMP (Membership No. CMP005028) a client money protection scheme and also a member of The Property Ombudsman redress scheme (Membership No. E00272). You can find out more details on the agent's website or by contacting the agent directly.