



## Church Road, Acton, W3

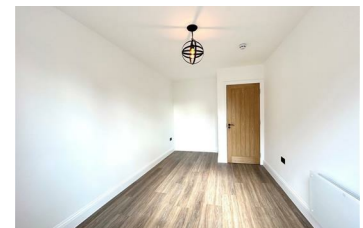
**£1,950 Per Month**

A newly refurbished one-bedroom apartment located on the second floor of Church Road, finished to a high modern standard with contemporary interiors and wood flooring throughout the principal living spaces.

The property features a spacious open-plan reception area with a sleek fully integrated kitchen, including an electric hob and dishwasher. The generously sized double bedroom opens onto a private rear balcony, while the accommodation is completed by a stylish fully tiled family bathroom with high ceiling and large windows.

Church Road enjoys a convenient location within easy walking distance of Acton Town Underground Station (Piccadilly and District Lines), Acton Central railway station, and Acton Main Line railway station (Elizabeth Line), providing excellent connections to Central London and surrounding areas. The property is also close to Acton High Street, where residents can enjoy a variety of local shops, supermarkets, cafés, restaurants, and other everyday amenities.

- Newly refurbished
- Open plan kitchen
- Private balcony with great view
- Easy access to Acton Town station
- Brand new appliances
- Double size bedroom
- Wood floors throughout
- Spacious reception
- Stylish bathroom with high ceiling
- Close to many amenities



Energy Efficiency Rating		Environmental Impact (CO <sub>2</sub> ) Rating	
Current	Potential	Current	Potential
<b>A</b>	<b>A</b>	<b>B</b>	<b>B</b>
100 kWh/m <sup>2</sup> per year (lower is better)	100 kWh/m <sup>2</sup> per year (lower is better)	100 g/m <sup>2</sup> per year (lower is better)	100 g/m <sup>2</sup> per year (lower is better)
Not energy efficient - Higher heating costs	Not energy efficient - Higher heating costs	Not environmentally friendly - Higher CO <sub>2</sub> emissions	Not environmentally friendly - Higher CO <sub>2</sub> emissions
England & Wales	England & Wales	England & Wales	England & Wales