QUILLIAM

# Ealing Road
# Brentford

- Fifth Floor Apartment
- Bright and Spacious
- Two Double Bedrooms
- Open Plan Reception / Kitchen
- Allocated Parking Space
- Shared Outdoors Space
- Gunnersbury Park Circa 12 Min Walk
- Brentford Station Circa 12 Min Walk
- Easy Access to A4 and M4
- 40% Shared Ownership, also available at 100%

**£159,000**

**Leasehold**

# Property Description

Shared Ownership 40%, also available to purchase at 100% ownership.

Quilliam are delighted to present this bright and contemporary fifth-floor apartment in Jantzen House, ideally positioned just off Ealing Road in the vibrant area of Brentford. Offering 713 sq ft of modern living space, this well-designed home combines comfort, style, and convenience.

The property features a spacious open-plan reception and kitchen, flooded with natural light and perfect for both everyday living and entertaining. Two generous double bedrooms provide peaceful retreats, complemented by a large, stylish bathroom designed with relaxation in mind.

A private balcony extends the living space outdoors, ideal for morning coffee or unwinding with a book. The added benefit of an allocated parking space in the communal car park enhances the practicality of this appealing home.

With Brentford Station and multiple bus routes nearby, excellent transport links make commuting effortless. Local amenities further benefit this property with a Sainsburys Local and a independent café just minutes' walk away. This apartment represents an outstanding opportunity for buyers seeking a modern residence in a desirable, well-connected location.

Available for £159,000 for 40% share based on the marketing figure of £397,500.
Monthly rent - £494.99
Monthly Service Charge - £380.10
Monthly Contribution to Sinking Fund - £27.85
Total Monthly Charge - £902.94 plus mortgage required for 40% share.

Disclaimer
Information provided in this listing is for general guidance only and should be verified before proceeding. We have not tested any fixtures, fittings, services, or appliances. Measurements are approximate, and the photographs are intended solely as an illustrative guide. The details have been supplied by the client, and we rely on their accuracy.

# Accommodation

**Entrance Hall** 7'6" x 6'9"

**Kitchen / Reception Room**
20'11" x 11'11"

**Balcony**
9'8" x 4'5"

**Bedroom One**
13'3" x 10'9"

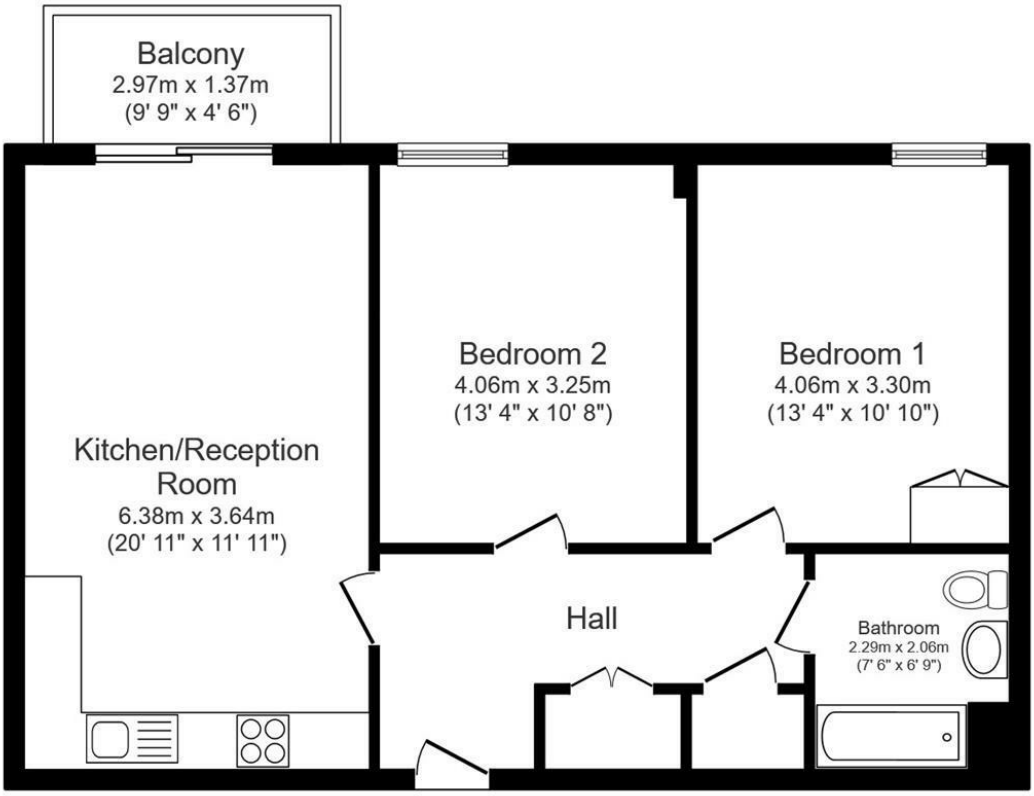
**Bedroom Two**
13'3" x 10'7"

**Bathroom**

# Property Information

We have been informed by our Vendor of the following information:
Tenure: Leasehold
Term of Lease: 156 years from 25/06/2009 (approximately 139 years remaining)
Service Charge £4,561.20 per annum, reviewed annually by the Management Company
Ground Rent £0 per annum
Sinking Fund £334.20 per annum
London Borough of Hounslow Council Tax Band: D
Council Tax Payable for 2026/27 £2,189.83 per annum
The annual Council Tax charge has been supplied in good faith and is for the period 2026/27. It will likely be reviewed and changed by the Local Authority the following year and could be subject to an increase after the end of March.
Parking: Allocated Space in Underground Communal Car Park

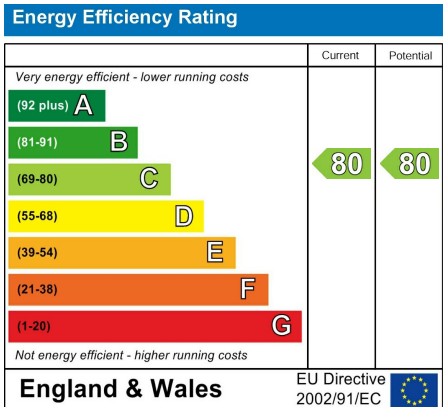
Please note there is additional rent to pay on the property alongside any other monthly outgoings due to the Shared Ownership of 40%.




Floor Plan

Total floor area: 66.3 sq.m. (713 sq.ft.)

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientations are approximate. No details are guaranteed, they cannot be relied upon for any purpose and do not form any part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.Propertybox.io




QUILLIAM
Since 1999

206 High Street
Brentford
TW8 8AH

020 8847 4737
info@quilliam.co.uk
https://www.quilliam.co.uk

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements