Rosewood Court

Argyle road, West Ealing, W13

Dexters



Welcome to Rosewood Court

A brand new boutique development featuring nine luxury apartments. Each home has been thoughtfully designed to combine style, space and comfort. The bright and spacious apartments benefit from their own outdoor space, with either private gardens or balconies. The apartments have been finished to a high standard, with bespoke kitchen and sleek bathrooms.

Specification

Kitchen

- Contemporary, Matte, Handleless Kitchen Doors (Two Tone)
- Quartz Polished Workstop
- Bosch Integrated oven, electric hob and extractor hood
- Integrated fridge/freezer
- Beko integrated washing machine
- Beko integrated dishwasher
- Single bowl undermount sink in stainless steel and single lever mixer tap

Bathroom

- Bath with separate thermostatic shower and hand held unit
- Shower tray
- Bath screen
- Mixer & taps in Hansgrohe brand
- Floating vanity unit with sink above
- Wall hung pans with Geberit hidden concealed cistern
- Porcelain matt tiles to all walls and floor
- Toilet accessories: toilet roll holder and mirror
- Shaver point
- Towel Radiator

Electrical

- LED recessed ceiling downlighters to all rooms
- TV/data points in living room allowance for Virgin or other
- Brushed flat plated steel sockets and switches throughout with USB in bedrooms and kitchen
- Mains operated smoke/heat detectors with battery back up and CO2

Internal Finishes

- Painted timber doors/ architraves and skirting
- Video entry system
- Luxury vinyl tile flooring to Living/Dining/Hallway
- Carpet to all bedrooms

Heating

- Underfloor heating throughout
- Hot water system

General

- Aluminium windows
- Balconies to all apartments
- 10 year build warranty

* Specifications are subject to change by the developer at any time





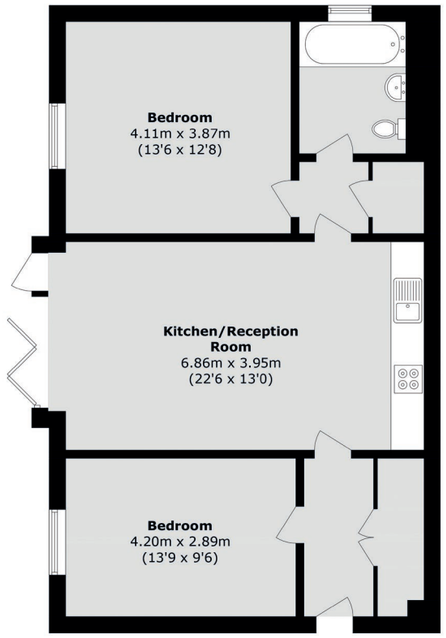






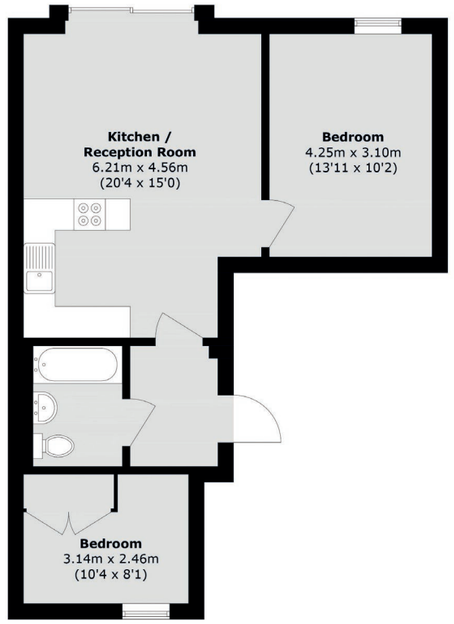
Floorplans

Flat 1



Total area (approx.): 72 sq. m (775 sq. ft)
Ground Floor

Flat 2



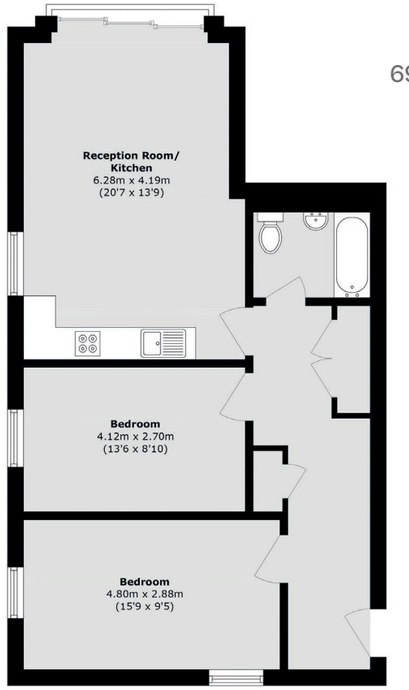
Total area (approx.): 56.6 sq. m (609.2 sq. ft)
Ground Floor

Flat 3



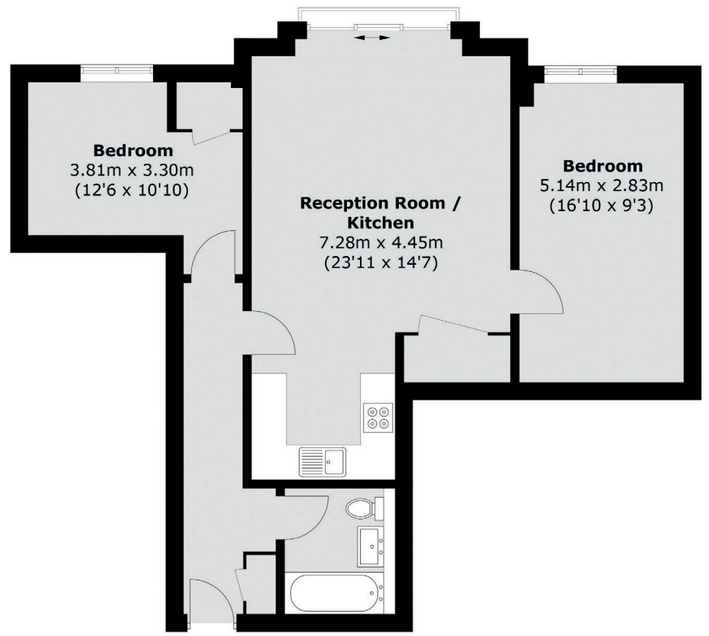
Total area (approx.):
68.2 sq. m (734.1 sq. ft)
Ground Floor

Flat 4



Total area (approx.):
69.0 sq. m (742.7 sq. ft)
First Floor

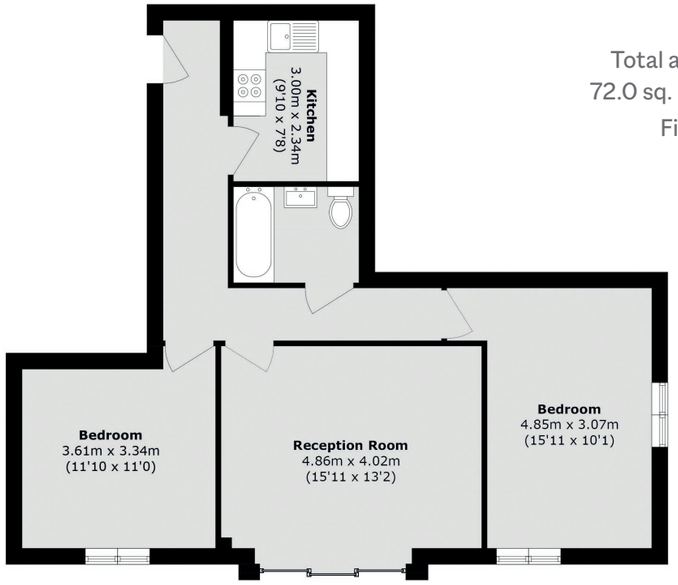
Flat 5



Total area (approx.):
69.1 sq. m (743.7 sq. ft)
First Floor

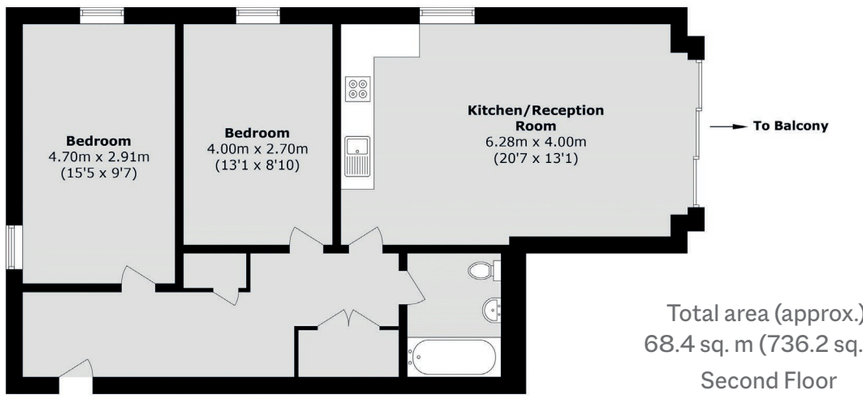
Floorplans

Flat 6



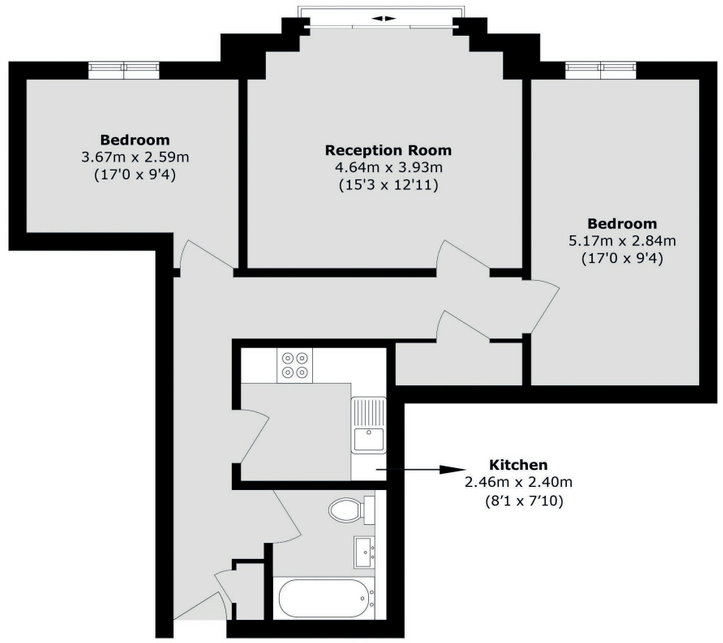
Total area (approx.):
72.0 sq. m (775.0 sq. ft)
First Floor

Flat 7



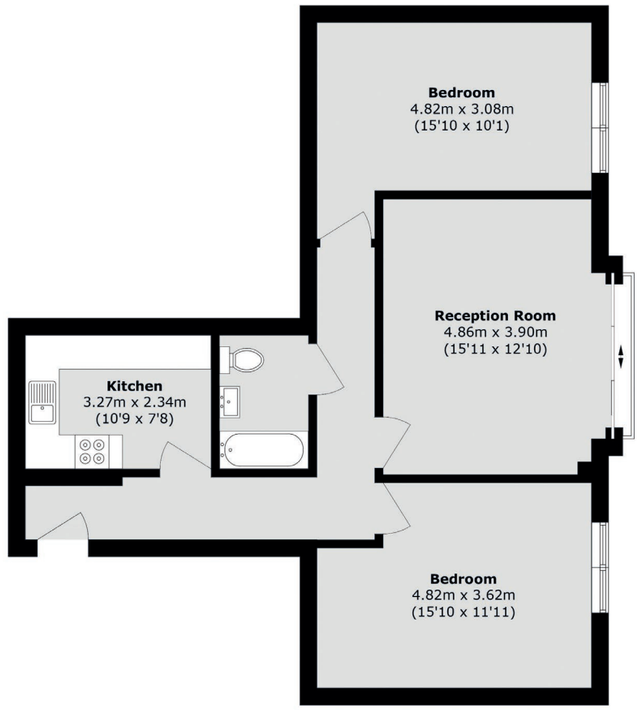
Total area (approx.):
68.4 sq. m (736.2 sq. ft)
Second Floor

Flat 8



Total area (approx.):
69.6 sq. m (749.2 sq. ft)
Second Floor

Flat 9



Total area (approx.):
76.3 sq. m (821.3 sq. ft)
Second Floor

Transport

Castle Bar Park station is 0.5 miles from the development which provides services on the Greenford Brand line, connecting to Greenford and West Ealing. West Ealing station is 0.7 miles from the development which also serves the Elizabeth line and other services.

Schools

The area offers excellent choices of schools at every stage; local primary, nearby secondary and a good selection of independent schools.

Parks, Green Space and Recreation

Rosewood Court is surrounded by green spaces. Cleveland Park offers peaceful walking routes, Pitshanger Park has riverside walks, sports facilities, play areas. Drayton Green is a smaller, family-friendly spot and nearby to Cuckoo Park, which combines play areas, tennis court and wildflower planting with a touch of history by Hanwell Community Centre.











Location



Parks, Green Space and Recreation

1. Cleveland Park
2. Pitshanger Park
3. Drayton Green
4. Cuckoo Park
5. Churchfields Recreation Ground

Schools

1. Castlebar School
2. Woodlands Academy
3. Brentside Primary School
4. Brentside High School
5. Notting Hill & Ealing High School/Junior School

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