







 2 Bedrooms |  1 Reception |  1 Bathroom |  EPC Current D

Helliwell & Co. is proud to present this stunning two bedroom period conversion of over 830 sq ft, located on one of Ealing's best located roads.

Positioned on the ground floor of a charming period property in the heart of olde Ealing, this recently renovated spacious flat contains beautiful high ceilings and offers an abundance of period features and natural light throughout. The property includes a large reception room with charming fireplace, two good sized bedrooms, with built in storage in the master bedroom and a new kitchen, equipped with integrated Bosch and Samsung appliances and high quality quartz work surfaces. There is a wonderful fully fitted bathroom with built in storage for the washing machine and tumble dryer and underfloor heating. Both the kitchen and master bedroom offer direct access to a private, enclosed paved garden. Further benefits include wooden flooring, recently fitted Vaillant boiler and a large and well-maintained front garden.

St Marys Road is situated in a popular area of Ealing and is perfectly located for access within ten minutes to both Ealing Broadway (Central, District, National Rail, and Elizabeth line) and South Ealing (Piccadilly Line) Tube stations. There are several local shops and cafes just moments away and Ealing Broadway's shopping centre is close by. The beautiful open spaces of Walpole and Lammas Park are also a short walk away from the property.

- Charming Ground Floor Flat
- Two Bedrooms
- Fantastic Olde Ealing Location
- Original Features
- Service Charge: £868.26
- Recently Refurbished
- Private Garden
- Beautiful High Ceilings
- Leasehold: 173 years
- Council Tax Band: E

ST. MARY'S ROAD

Approximate Gross Internal Area
829 sq ft / 77.0 sq m



**GROSS INTERNAL
FLOOR AREA 829 SQ FT**

Although every attempt has been made to ensure accuracy,
all measurements are approximate and no responsibility is taken for any error, omission, or mid-statement.
This floor plan is for illustrative purposes only and not to scale. Measured in accordance to RICS standards.

