







🛏 3 Bedrooms | 🛋 1 Receptions | 🚿 2 Bathrooms | 📊 EPC Current

New Development - First Floor Flat - Modern Open Plan Living - Top of the Range Integrated Appliances - Three Bedrooms - Two Bathrooms - Private Terrace - Part Furnished - Available from August

Placed within a stunning new development, this bright and spacious first floor flat is offered to the market part-furnished and is available to rent from August. Offering 877.sq.ft. (approx.) the property boasts a large open plan reception room, with a modern kitchen featuring integrated appliances, three bedrooms and two bathrooms. Further benefits include a large private terrace, attractive wooden flooring throughout with underfloor heating and a communal bike storage area.

Situated on a popular residential road, the property has numerous local shops, cafes and restaurants in the area, whilst also being ideally located for access to both Boston Manor (Piccadilly line) and Hanwell mainline stations. There are numerous open green spaces within the vicinity in addition to multiple transports links leading through to Ealing Broadway.



- New Development
- Three Bedrooms
- Modern Open Plan Living
- Council Tax: D
- Security Deposit: £2,769.23
- First Floor Flat
- Two Bathrooms
- Private Terrace
- Holding Deposit: £553.00
- Available from August

HELLIWELL & CO.

BOSTON ROAD

Approximate Gross Internal Area
877 sq ft / 81.50 sq m
(Excluding Void Area)



**GROSS INTERNAL
FLOOR AREA 877 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.

