











 1 Bedrooms
 | 
  1 Receptions
 | 
  1 Bathrooms
 | 
  EPC Current D

Helliwell & Co. are proud to present this newly renovated one-bedroom period conversion moments away from Ealing Broadway.

Set on the top floor, this larger-than-average one-bedroom flat has been recently renovated throughout. Upon entering, you are welcomed into a well-proportioned reception room that serves as the heart of the home. The room is filled with natural light, enhancing the overall appeal and creating a bright and airy environment. The newly fitted separate kitchen comes equipped with integrated appliances. The large double bedroom boasts lots of natural light and ample storage. The newly fitted bathroom has a shower and bathtub.

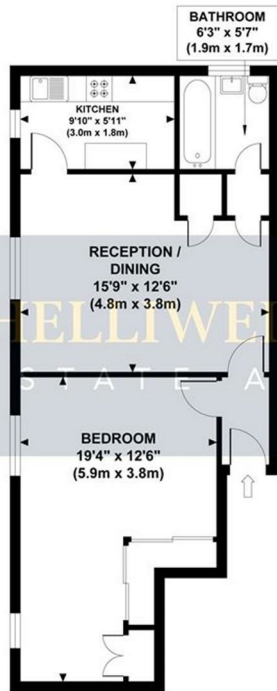
This charming property in The Grove is an excellent opportunity for those seeking a comfortable lifestyle in a sought-after location. Offered to the market unfurnished, with off-street parking, communal gardens and available immediately.

The Grove is a highly desirable street, nestled between Walpole Park and Ealing Common, moments from the beating heart of Ealing Broadway's centre and its abundance of shops, restaurants, cafes and unparalleled transport links in the form of the Central Line, District Line, GWR and Elizabeth Line. The Piccadilly Line is also within easy reach at Ealing Common.

- Period Conversion
- Spacious One Bedroom Flat
- Recently Renovated
- Excellent Location
- Communal Gardens
- Off Street Parking
- Council Tax Band D
- £403.00 Holding Deposit (1 week of rent)
- £2019.00 Security Deposit (5 weeks of rent)
- Long Term (12-24 months+)

## JAMES COURT

Approximate Gross Internal Area  
536 sq ft / 49.8 sq m



SECOND FLOOR  
GROSS INTERNAL  
FLOOR AREA 536 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.

