







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

Helliwell & Co. are proud to present this charming top floor flat, located in Ealing W13, an ideal home for a single professional or a couple looking for a cosy yet modern living space.

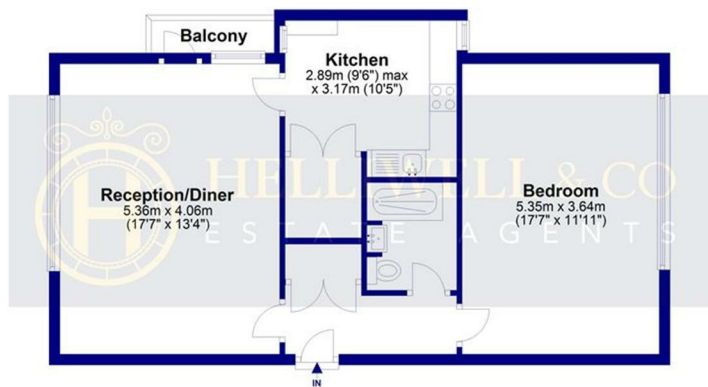
Recently refurbished throughout, this flat exudes a fresh and contemporary feel. The recently installed bathroom and kitchen add a touch of luxury, while the attractive wooden flooring throughout creates a warm and inviting atmosphere. The exceptionally large reception room which has access to a private balcony, is a standout feature, offering ample space for various furniture arrangements (exact furniture may vary) and plenty of natural light, making it a bright and airy space to unwind, as well as the larger than average double bedroom with stunning views overlooking treetops. Conveniently, this property also comes with parking, as well as a garage, ensuring that you never have to worry about finding a spot after a long day.

Clivedon Court is ideally positioned for easy access to a wide range of local amenities and excellent transport links. Pitshanger Lane is conveniently located nearby, offering a selection of independent shops, cafés and everyday amenities. Ealing Broadway is also within easy reach, with its extensive shopping centre and excellent transport connections, including the Central, District and Elizabeth lines, as well as National Rail services. The property is also close to the green open spaces of Cleveland Park and Pitshanger Park, providing pleasant options for outdoor recreation and relaxation.

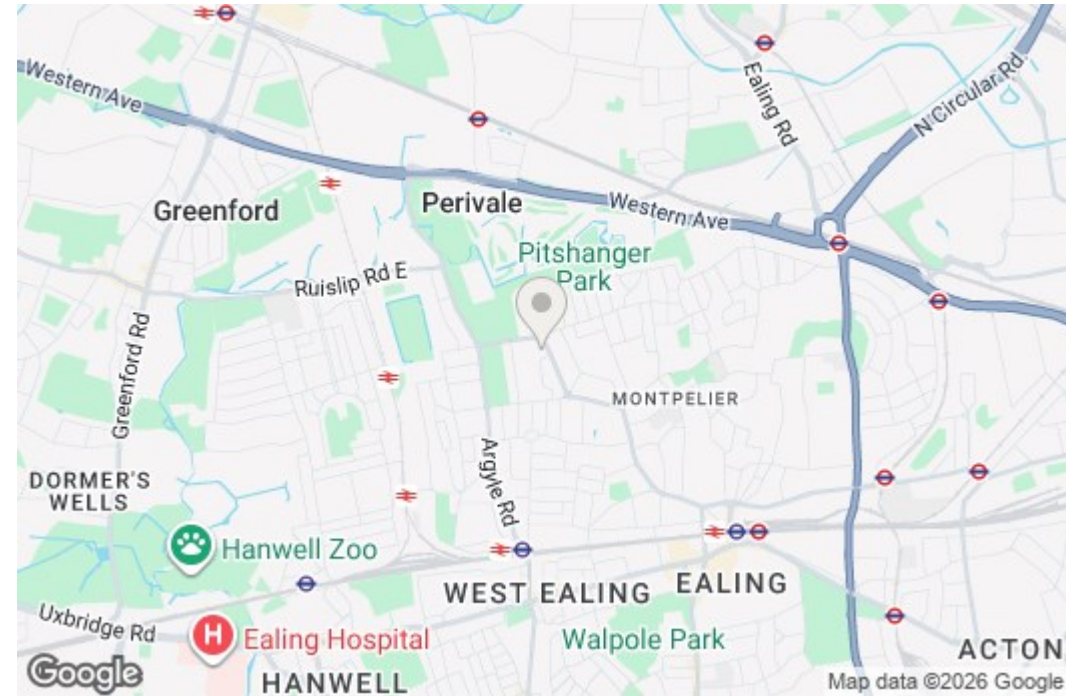
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| <ul style="list-style-type: none"> ▪ Recently Refurbished Throughout ▪ Exceptionally Large Reception ▪ Recently Installed Kitchen & Bathroom | <ul style="list-style-type: none"> ▪ 663sq.ft Top Floor Flat ▪ Bright & Airy Double Bedroom ▪ Off Street Parking Space, Private Balcony, Garage |
| <ul style="list-style-type: none"> ▪ Holding Deposit (1 weeks rent): £426.00 ▪ Council Tax Band: C | <ul style="list-style-type: none"> ▪ Security Deposit (5 weeks rent): £2,134.61 ▪ Long Let: 12-24 months+ |

WOBURN, CLIVEDON COURT, LONDON, W13

TOTAL AREA: APPROX. 64.1 SQ. METRES (690.4 SQ. FEET)



Third Floor



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