







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

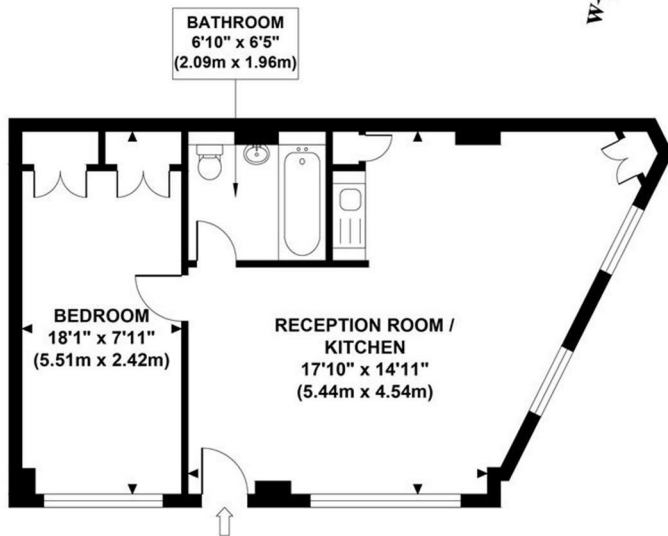
Helliwell & Co. are delighted to present this bright and spacious first-floor apartment, offered to the market fully furnished. The property boasts a generous open-plan living space, incorporating a modern fitted kitchen with integrated appliances and ample room for dining. The well-proportioned double bedroom benefits from built-in wardrobes, while the bathroom is fitted with a bathtub and power shower. Further benefits include excellent storage throughout, air conditioning, gas central heating and a private balcony, creating a comfortable and well-appointed home.

Manor Road enjoys a highly convenient position in West Ealing, with West Ealing Station just a short distance away. The station provides access to the Elizabeth line, offering fast and direct connections towards Paddington, Bond Street, Tottenham Court Road, Heathrow and beyond, making the property particularly well suited to commuters. The surrounding area offers an excellent selection of everyday amenities, with Waitrose nearby alongside a variety of independent shops, cafés and restaurants in West Ealing. Ealing Broadway is also within easy reach, providing an extensive choice of shopping, dining and leisure facilities, as well as excellent transport connections. For those looking to enjoy the local area, The Drayton Court Hotel is close by, while the surrounding streets offer a pleasant balance of residential charm, green spaces and convenient amenities.

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| <ul style="list-style-type: none"> ■ Bright And Spacious Apartment ■ Generous Open Plan Living ■ Private Balcony & Air Conditioning | <ul style="list-style-type: none"> ■ Modern Fitted Kitchen ■ Double Bedroom with Wardrobes ■ Excellent West Ealing Location (Elizabeth Line) |
| <ul style="list-style-type: none"> ■ Holding Deposit (1 weeks rent): £369.00 ■ Council Tax Band C | <ul style="list-style-type: none"> ■ Security Deposit (5 weeks rent): £1,846.15 ■ Long Term Tenancy Desired |

HELLIWELL&CO

Approximate Gross Internal Area
499 sq ft / 46.40 sq m



**FIRST FLOOR
GROSS INTERNAL
FLOOR AREA 499 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.

