# Bromyard House, East Acton, W3

2 bedroom flat - £450,000 leasehold

Shepherds Bush & Brook Green Sales

# Bromyard House, East Acton, W3

## £450,000 leasehold 2 bedroom flat

Foxtons.co.uk/13577290

Situated within a historic building, this spacious ground floor apartment benefits from a private entrance to terraces and generous open plan accommodation.

### KEY FEATURES

- Generous two bedroom ground floor apartment
- Open plan kitchen with high ceilings
- Living room leads to the first terrace
- Additional terrace at the entrance
- Both bedrooms benefit from an en suite
- Gated development with Concierge

### LOCAL AREA

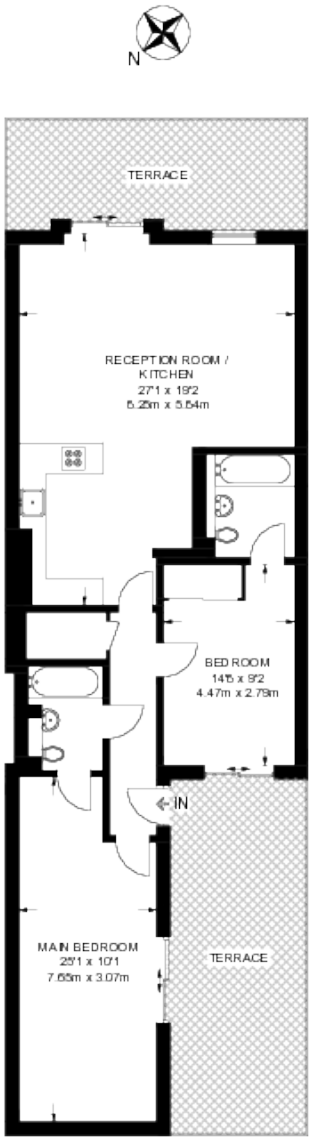
There are ample leisure facilities close by as well as excellent shops bars and restaurants found along Uxbridge Road and the Vale with great transport links via the a 40 towards central London.

**Acton Central Rail Station**
Mildmay line, Zone 3

**East Acton Underground Station**
Central line, Zone 2

**Turnham Green Underground Station**
District Piccadilly lines, Zone 2+3

Representation of current layout, gross internal floor area is approximately 1,027 Sq Ft ( Sq M)




GROUND FLOOR

**APPROXIMATE GROSS INTERNAL AREA**
**1027 SQ FT / 95.4 SQ M**

This plan has been drawn for illustrative and identification purposes only.


**Foxtons Shepherds Bush & Brook Green**

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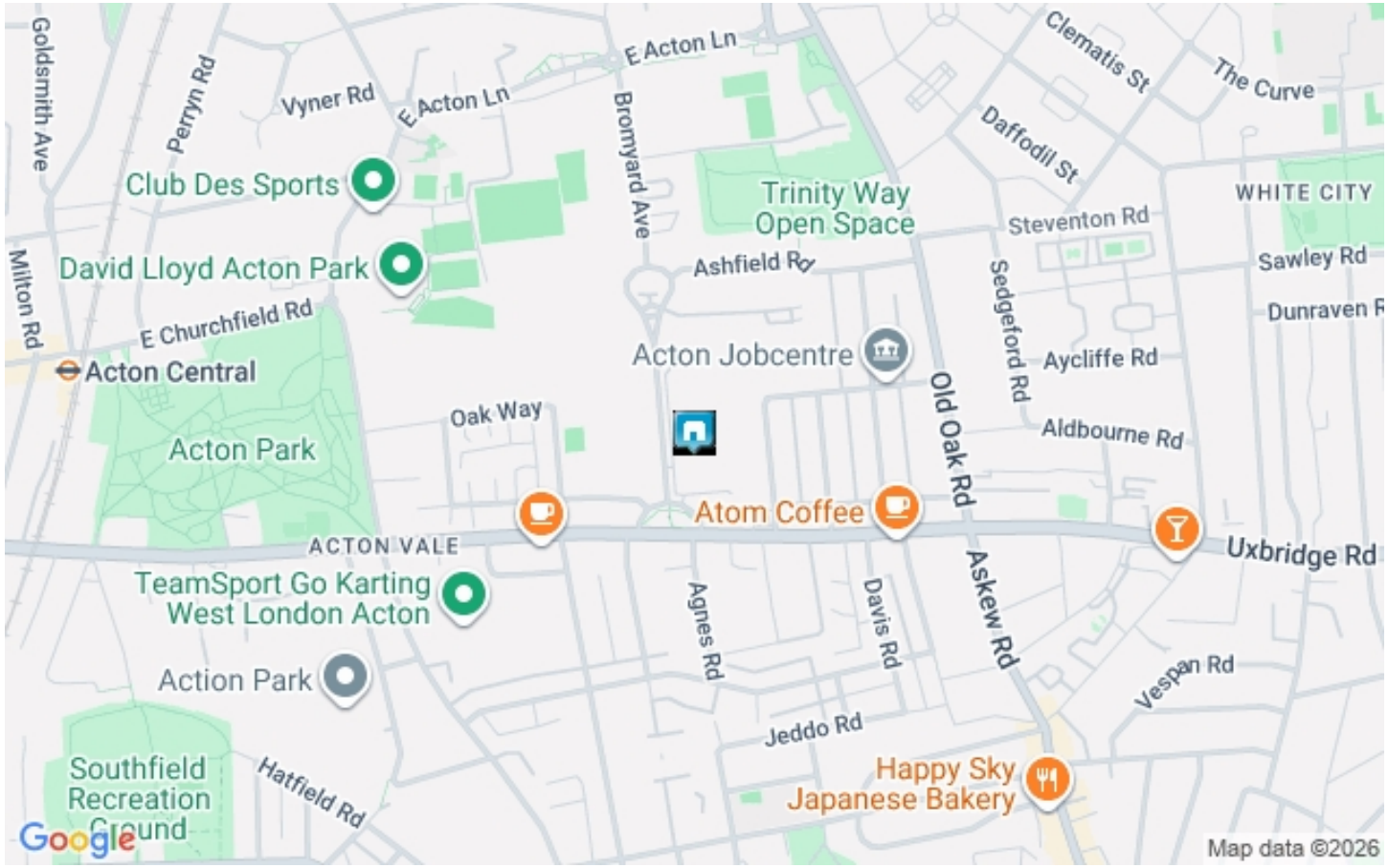


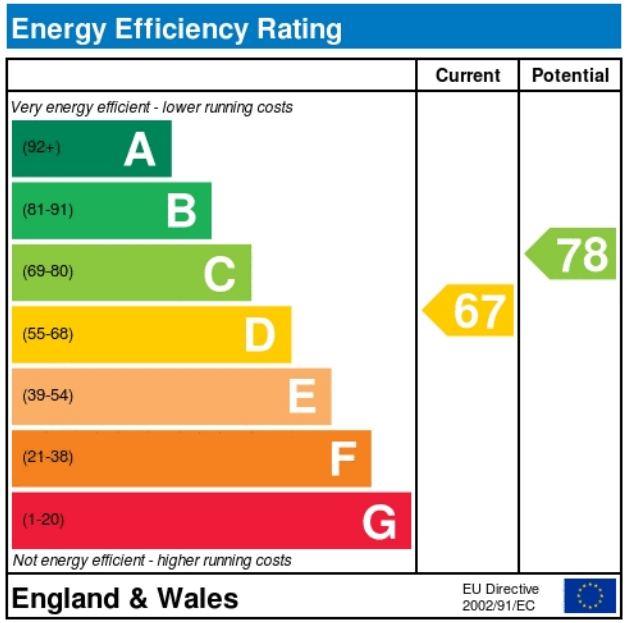


| | |
|---|---|
| Tenure | **Leasehold** |
| Lease Expires | **To be confirmed** |
| Ground Rent | **To be confirmed** |
| Service Charge | **£3,537.61 per half-year** |
| Local Authority | **Ealing** |
| Council Tax | **£3,089 per year (Band F)** |

We have prepared these property particulars as a general guide to a broad description of the property. They are not intended to constitute part of an offer or contract. We have not carried out a structural survey and the services, appliances and specific fittings have not been tested. All photographs, measurements, floorplans and distances referred to are given as a guide only and should not be relied upon for the purchase of carpets or any other fixtures or fittings. Lease details, service charges and ground rent (where applicable) and council tax are given as a guide only and should be checked and confirmed by your Solicitor prior to exchange of contracts. The copyright of all details, photographs and floorplans remain exclusive to Foxtons. (1.63.133936)

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