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Pelham Place

West Ealing, London, W13 0HT

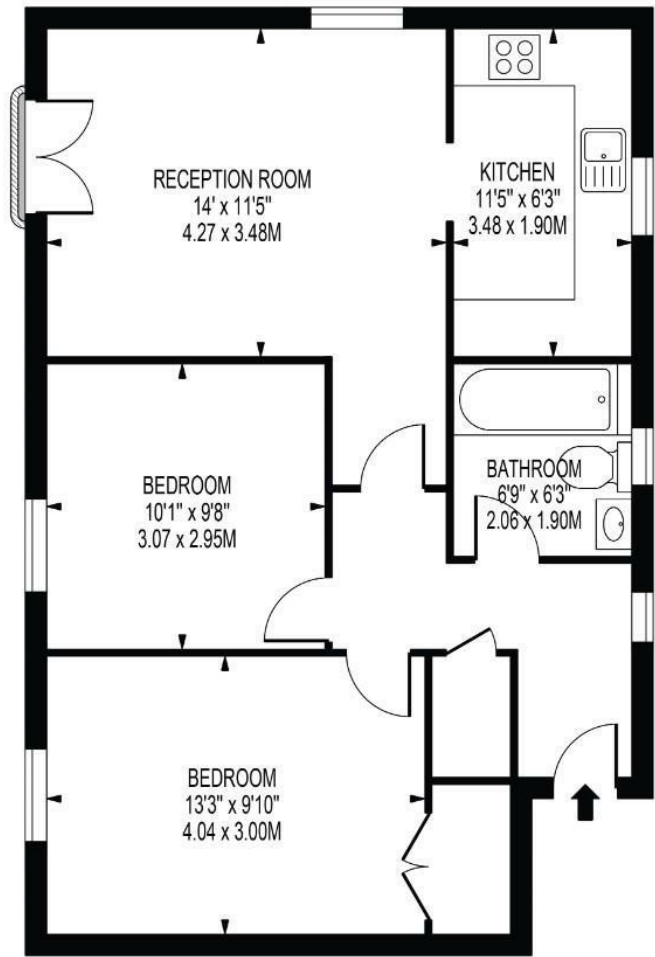
Asking Price £299,950

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PELHAM PLACE

APPROXIMATE GROSS INTERNAL FLOOR AREA: 628 SQ FT - 58.34 SQ M



FIRST FLOOR
FOR ILLUSTRATION PURPOSES ONLY

THIS FLOOR PLAN SHOULD BE USED AS A GENERAL OUTLINE FOR GUIDANCE ONLY AND DOES NOT CONSTITUTE IN WHOLE OR IN PART AN OFFER OR CONTRACT. ANY INTENDING PURCHASER OR LESSEE SHOULD SATISFY THEMSELVES BY INSPECTION, SEARCHES, ENQUIRIES AND FULL SURVEY AS TO THE CORRECTNESS OF EACH STATEMENT. ANY AREAS, MEASUREMENTS OR DISTANCES QUOTED ARE APPROXIMATE AND SHOULD NOT BE USED TO VALUE A PROPERTY OR BE THE BASIS OF ANY SALE OR LET.

Welcome to this charming two double bedroom first floor apartment located in the desirable Pelham Place development in West Ealing. This purpose-built flat offers a generous living space of 628 square feet, making it an ideal home for individuals, couples, or small families.

As you enter, you are greeted by a spacious reception room that features a delightful Juliette balcony, perfect for enjoying fresh air and natural light. The separate fitted kitchen is well-equipped, providing a functional space for culinary pursuits. The modern family bathroom adds to the convenience of this lovely home.

This property also benefits from off-street parking, ensuring ease of access. Residents can enjoy the communal gardens, offering a pleasant outdoor space to relax and unwind. Notably, there is no onward chain, making the purchasing process straightforward. Furthermore, the service charge includes building insurance premium and contribution to the reserve fund.

Pelham Place is conveniently situated within walking distance of Perivale Station, which is on the Central Line, and Castle Bar Park railway station, providing excellent transport links into Central London and beyond. The area is well-served by highly regarded schools, local shops, and a variety of restaurants. Additionally, there are numerous bus routes and major road networks, including the A40, making commuting a breeze.

The Location further benefits from nearby green spaces and leisure facilities including Gurnell Leisure Centre, Pitzhanger Park, Hanwell Community Centre, and the open playing fields within the Cuckoo Estate just moments away.

This apartment presents a wonderful opportunity to secure a comfortable and well-located home in a vibrant part of London. Do not miss the chance to make this delightful property your own.

These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate. **THINKING OF SELLING OR LETTING?** If you are thinking of selling or letting your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.