

# HUNTERS®

HERE TO GET *you* THERE



46-50 Uxbridge Road

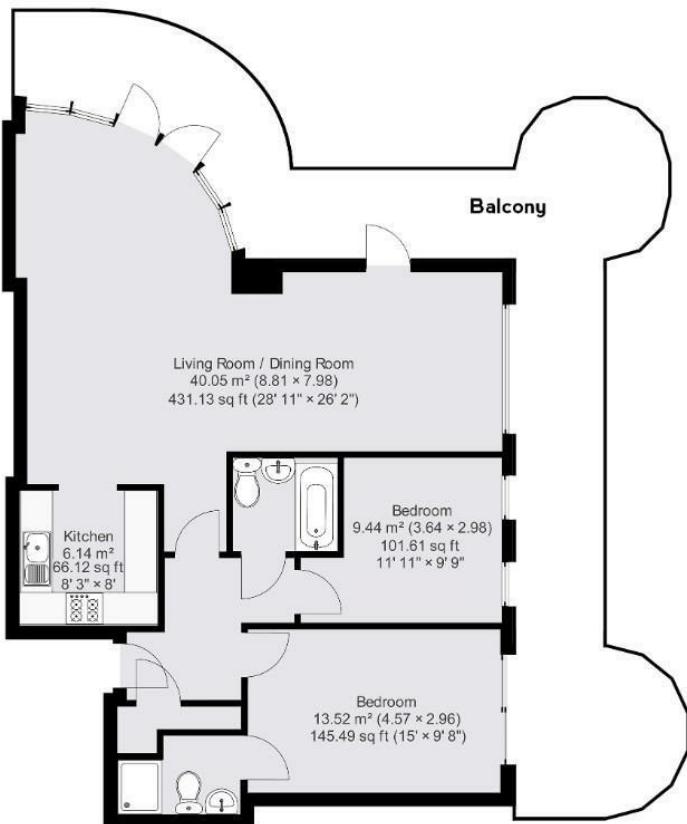
London, W5 2SU

Asking Price £550,000

2 2 2 2



## Cavalier House



APPROX. GROSS INTERNAL FLOOR AREA:  
85.5 sq. m / 921 sq.ft

WHILST EVERY ATTEMPT HAS BEEN MADE TO ENSURE THE ACCURACY OF THE FLOOR PLAN CONTAINED HERE, NO RESPONSIBILITY IS TAKEN FOR ANY ERROR, OMISSION OR MIS-STATEMENT. THIS PLAN IS FOR ILLUSTRATIVE PURPOSES ONLY AND SHOULD BE USED AS SUCH CAN BE GIVEN.  
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Hunters Brentford is delighted to present this well-maintained, two-bedroom apartment situated in a highly sought-after location, with excellent public transport links, local amenities, and nearby schools.

The apartment is located within a gated development and boasts a host of unique features. Enjoy the convenience of allocated parking, concierge services, and lift access. The property also has an air conditioning system to maintain a comfortable temperature all year-round, and a video entry phone system for added security.

Step inside to find a spacious double reception room with a dining area. One of the unique features of this flat is the large wrap-around balcony, which can be accessed directly from the reception room. The south and west-facing aspects from this balcony are a sight to behold, offering a tranquil and private outdoor space.

The kitchen is fully integrated and offers plenty of workspace for preparing meals. The property boasts two double bedrooms, the master of which benefits from an en-suite bathroom and built-in wardrobes. The second bedroom also features built-in wardrobes, maximising storage space. There are two bathrooms in total, one with a shower and the other with a bath tub.

Cavalier House is conveniently located within close proximity to Ealing Broadway with a huge selection of bars, restaurants, shops and transport facilities including Ealing Broadway station, which has the exceptional Elizabeth Line service, as well as the District and Central underground lines and the overground trains towards Paddington and Heathrow. Offered to the market with no chain, viewings are highly recommended.

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.