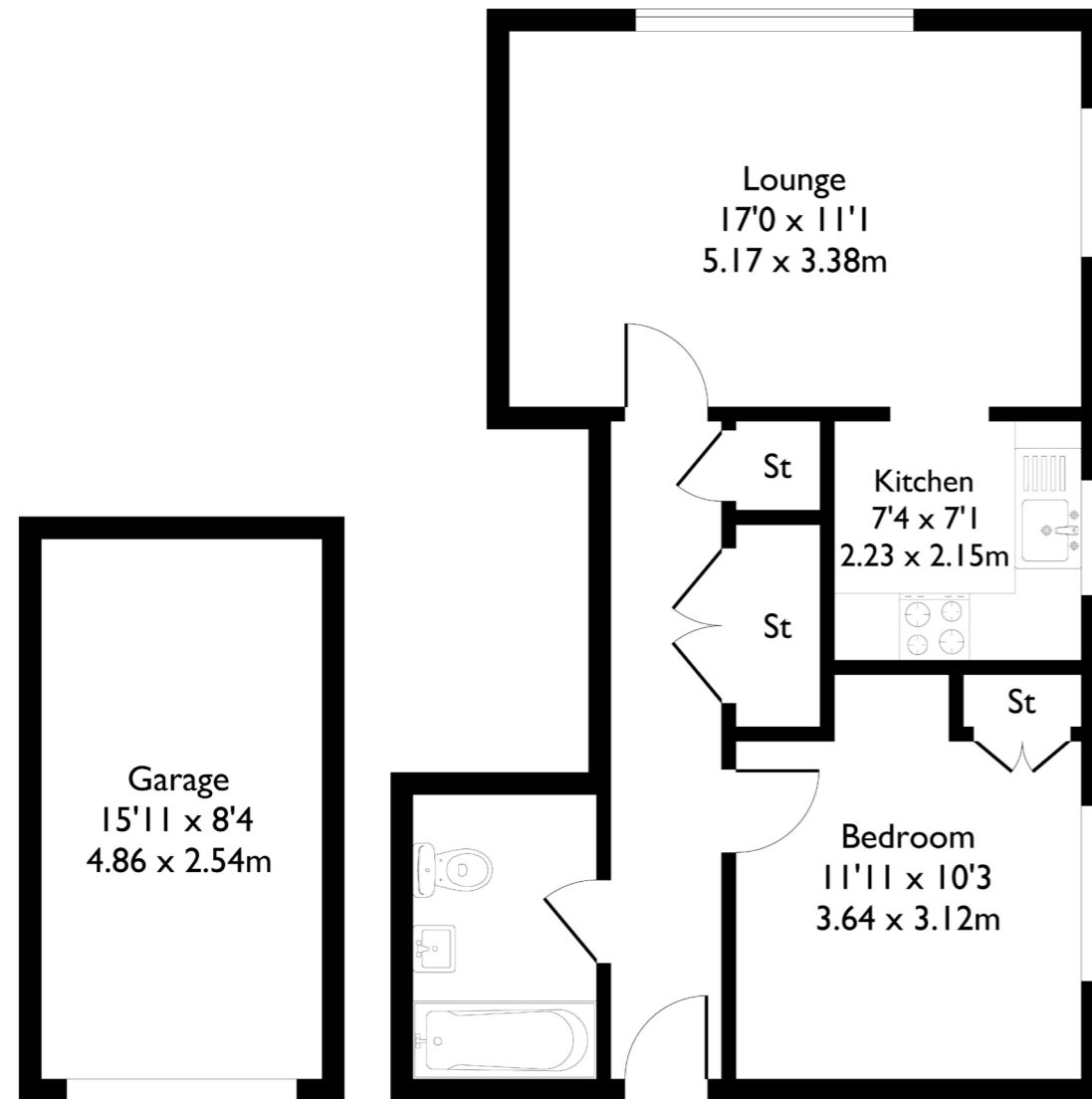
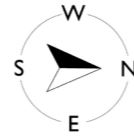


Grenville Court, Kent Avenue, London, W13
Approximate Floor Area = 60.1 sq m / 647 sq ft



1 BEDROOM FLAT

Kent Avenue, W13
£375,000

Welcome to this well-presented one-bedroom, one-bathroom ground floor flat, ideally located in the heart of Ealing.

Extending to over 500 sq ft, the property offers a well-balanced layout, featuring a separate kitchen and a bright living area, along with the added benefit of a garage and free off-street parking.

FEATURES

- Share Of Freehold
- One Bedroom
- One Bathroom
- Large Communal Gardens
- Pitshanger Lane Amenities Closeby
- West Ealing Station (Elizabeth Line) 15 min walk
- North Ealing Primary School
- EPC Rating C

1 BEDROOM FLAT

Kent Avenue, W13

£375,000

The home has been recently updated, with new windows, flooring and carpets throughout, creating a fresh and modern feel.

Residents also benefit from access to large communal gardens, which are maintained weekly as part of the service charge (£1,070 per annum), providing a pleasant and well-kept outdoor space to enjoy.

Conveniently positioned just five minutes from the amenities of Pitshanger Lane, the property is ideally placed for a range of independent shops, cafés and restaurants. Excellent transport links are close by, with regular bus routes providing direct access to Ealing Broadway in approximately ten minutes.

West Ealing Station (Elizabeth Line) is within a comfortable 15-minute walk, offering swift connections into Central London. Surrounded by green open spaces, including Pitshanger Park, the property also benefits from easy access to the A40 for motorists. The area is well served by highly regarded local schools, including North Ealing Primary School, which falls within the catchment.

EPC Rating C.

