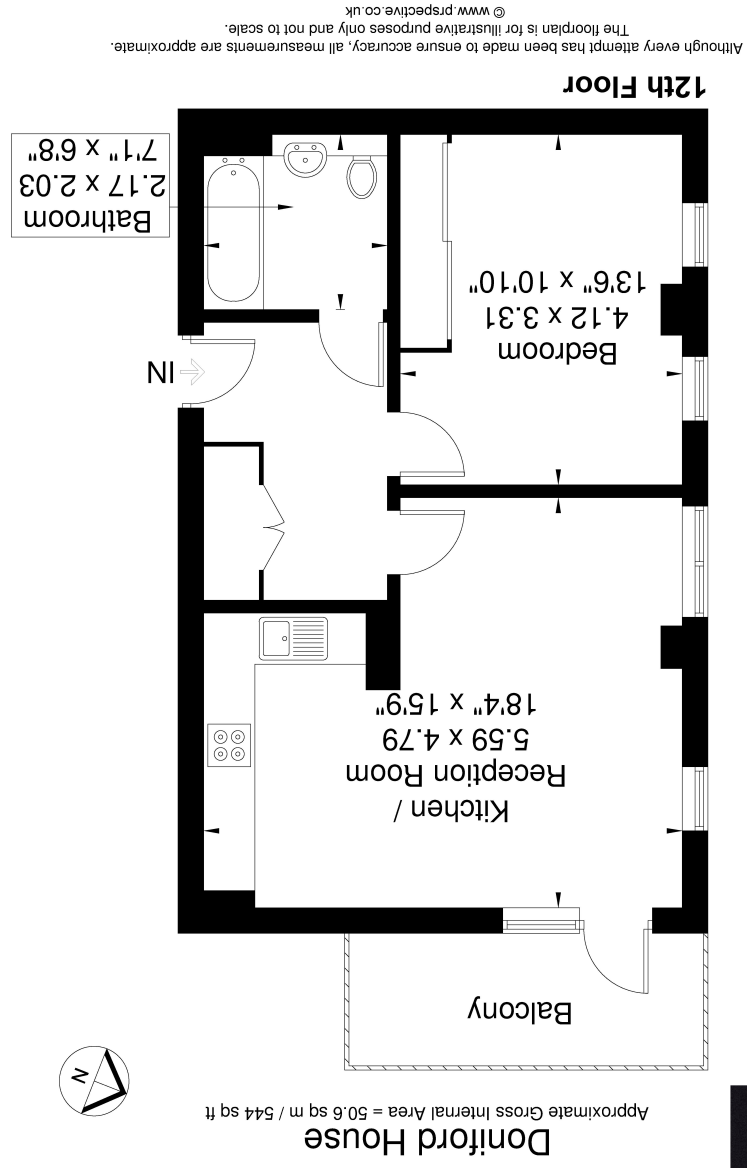


Energy Efficiency Rating	
Current	Potential
84	84
Very energy efficient - lower running costs	
A (92+)	
B (81-91)	
C (69-80)	
D (55-68)	
E (39-54)	
F (21-38)	
G (1-20)	
Not energy efficient - higher running costs	
EU Directive 2002/91/EC	
England, Scotland & Wales	



87 Doniford House, Healum Avenue, Southall, Greater London. UB2 4WQ.

£300,000

This modern flat is built in recent years offers unique stunning views across West London and beyond from its private balcony on the twelfth floor. The property is a short walk from Southall Elizabeth Line station, providing easy access to central London, The City, Heathrow and beyond!

The high scoring energy rated apartment also benefits from fully fitted kitchen with appliances, fully tiled bathroom suite, a communal gardens and bike store.

The property is conveniently located near abundant green spaces, as well a restaurants and day to day shops of Southall Broadway.

Reception Room / Kitchen

18' 4" x 15' 9" (5.59m x 4.80m) Dual aspect double glazed windows, two radiators, wood floor, door to balcony

Kitchen

Range of eye and base level units with electric hob with oven under and extractor hood over, one and half bowl sink, plumbing and space for dishwasher and washing machine, fairsdge freezer, spot light

Bedroom

13' 6" x 10' 10" (4.11m x 3.30m) Two double glazed windows, radiator, fitted wardrobes

Bathroom

Panel enclosed bath with shower, vanity wash hand basin, low level enclosed WC, heated towel rail, tiled walls and floor, spot lights

Balcony

Private with views across West London

