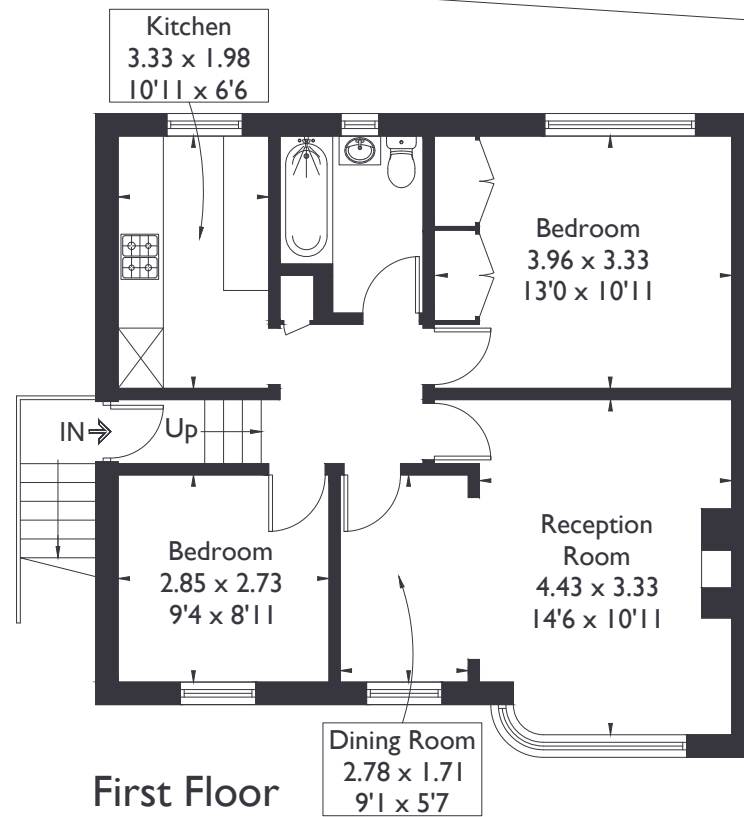
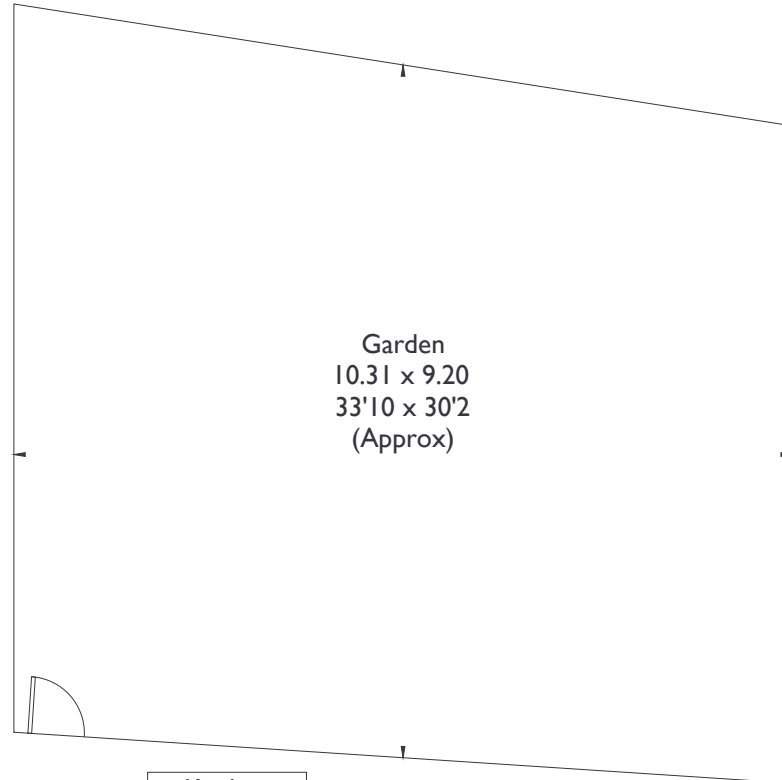


**Cavendish Avenue, W13**

Approximate Floor Area = 61.2 sq m / 659 sq ft



**2 BEDROOM FLAT**

**Cavendish Avenue, W13**

**£450,000**

**GUIDE PRICE £450,000 - £475,000.** Welcome to this charming two-bedroom, one-bathroom flat that epitomises modern living with a touch of elegance. As you ascend the stairs to this first floor property with its own private entrance, a spacious communal area unfolds, providing easy access to each inviting room. The focal point of this flat is the generously sized reception dining area, flooded with natural light and tastefully adorned to create a bright and welcoming ambiance.

**FEATURES**

- Leasehold
- Two Bedrooms
- One Bathroom
- Separate Kitchen/Reception Room
- Large Private Garden
- West Ealing/ Hanwell Station (Elizabeth Line)
- EPC Rating C





2 BEDROOM FLAT

## Cavendish Avenue, W13 £450,000

The smaller bedroom accommodates a double bed comfortably, offering flexibility in its use. The large master bedroom boasts ample storage space and offers serene views overlooking the expansive private garden.

The separate kitchen is a culinary haven, equipped with appliances and inviting you to unleash your culinary creativity. This flat not only impresses with its interior aesthetics but also boasts a prime location. Situated just a 10-12 minute walk from both West Ealing Station and Hanwell Station, residents can enjoy convenient access to the Elizabeth Line, enhancing connectivity to various parts of the city. Whether you're commuting or exploring local amenities, this location offers the perfect blend of accessibility and tranquillity. In summary, this two-bedroom flat is a harmonious blend of style, functionality, and location. With spacious bedrooms, a well-presented reception area, a separate kitchen, and a private garden, it offers a delightful living experience for those seeking comfort and elegance in a vibrant urban setting. EPC Rating C.

