

£205,000

19-21 Western Road

Southall, UB2 5JL

PROPERTY SUMMARY

Located in Southall on Western Road, this immaculate Purpose built first-floor one-bedroom apartment presents an excellent opportunity for both first-time buyers and investors.

Additionally, the property benefits from good storage solutions, ensuring that your living space remains tidy and organised. With the added advantage of still having the NHBC warranty, you can enjoy peace of mind regarding the quality of your new home.

Conveniently located, this apartment is just a short distance from the Elizabeth Line, making commuting accessible. There are local amenities, including schools, supermarkets, and a variety of restaurants, catering to all. Furthermore, residents can take advantage of a well-maintained communal garden, perfect for enjoying the outdoors.

This property is offered with no onward chain, making it an attractive proposition for those looking to settle in quickly. Whether you are embarking on your property journey or seeking a promising investment, this apartment on Western Road is not to be missed.

Tenure: Leasehold: 115 Years
Annual Service Charge: £1,900
Annual Ground Rent: £350

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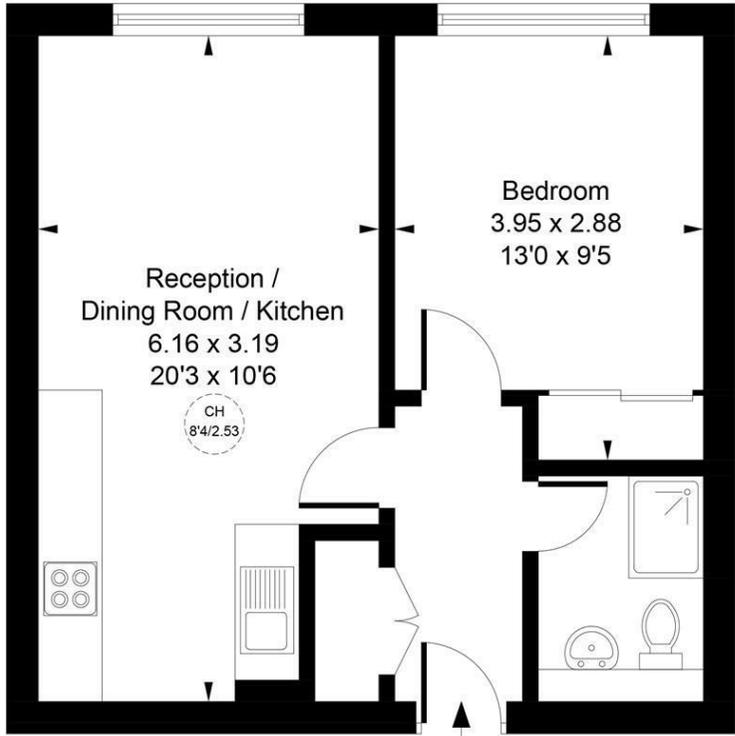




Approximate Gross Internal Area
38.92 sq m / 419 sq ft



CH = Ceiling Height



First Floor

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchase.

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LOCAL AUTHORITY

Ealing

TENURE

Leasehold

COUNCIL TAX BAND

B

VIEWINGS

By prior appointment only

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A		88	88
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	



Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements

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