



andrew nunn  
ASSOCIATES



£400,000

Acton Lane

Chiswick, W4 5DL

## PROPERTY SUMMARY

A well-presented, two bedroom apartment situated on the first floor of this popular and well-located purpose-built development close to Bedford Park.

The property comprises of a large reception room with dual aspect windows, fully fitted kitchen, double bedroom with fitted wardrobes, further single bedroom; and a modern bathroom. Outside are well maintained communal gardens and an allocated parking space.

Located just north of Chiswick High Road, within 0.4m of Chiswick Park underground station (District Line) and 0.2m of the start of the 94 bus route to Piccadilly Circus.

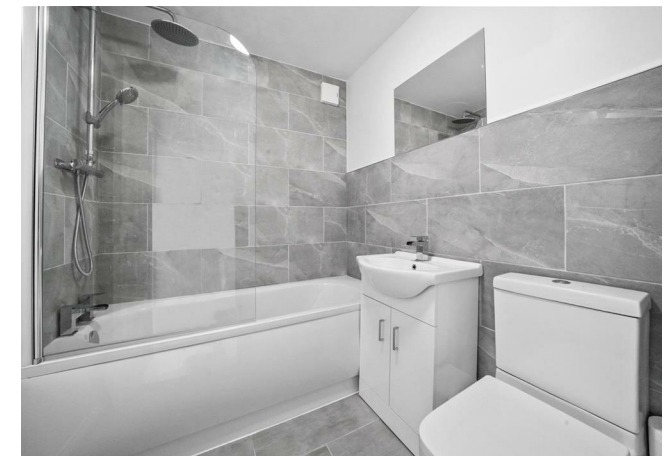
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1



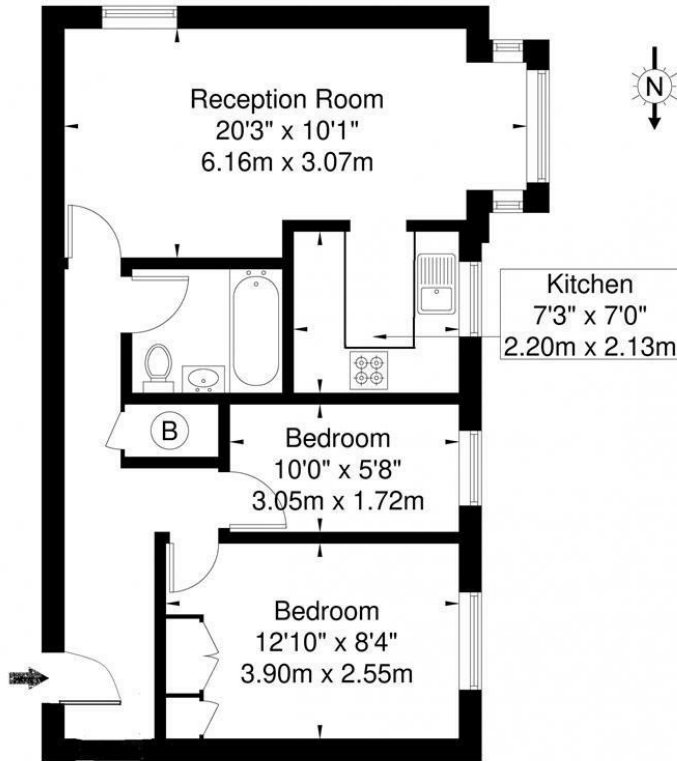
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# Acton Lane, W4 5DL

Approx. Gross Internal Area = 51.2 sq m / 551 sq ft



First Floor

Ref

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**BLEU  
PLAN**

The Floor plan is not to scale and measurements and areas shown are approximate and therefore should be used for illustrative purposes only. The plan has been prepared in accordance with the RICS code of Measuring Practice and whilst we have confidence in the information produced it must not be relied on. If there is any aspect of particular importance, you should carry out or commission your own inspection of the property.

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## LOCAL AUTHORITY

Ealing

## TENURE

Leasehold

## COUNCIL TAX BAND

E

## VIEWINGS

By prior appointment only

Energy Efficiency Rating		Current	Potential
<i>Very energy efficient - lower running costs</i>			
(92 plus) A			
(81-91) B			
(69-80) C		74	81
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
<i>Not energy efficient - higher running costs</i>			
<b>England &amp; Wales</b>		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



### OFFICE ADDRESS

The Clock House  
66 South Parade  
Chiswick  
London  
W4 5LG

### OFFICE DETAILS

020 8995 1500  
sales@andrewnunnassociates.co.uk  
andrewnunnassociates.co.uk