



Chiltern House, Hillcrest Road, London, W5 1HL

Welcome to

Chiltern House, Hillcrest Road, London

This expansive ground floor apartment situated within a quiet development just off Hillcrest Road in Ealing. Offering circa 1100sq.ft of internal living space this property is the perfect purchase for space and good transport connections in Ealing. The property offers a generous 21' reception & dining room with dual aspect windows creating natural internal lighting, a separate fitted kitchen with ample storage cupboards, a primary double bedroom, two further double bedrooms, a family main bathroom and a second shower room/WC. Further benefits include three useful hallway storage cupboards, no onward chain, well-kept communal garden, 900+ year lease, a private garage and residents private parking.

This property is within close proximity to Hanger Lane tube station & Ealing Broadway (Central line, District line, Great Western Rail & Elizabeth line) and the local amenities of Ealing Broadway which includes the popular retail shopping centre, an abundance of restaurants, cafes, bars, Filmworks Picturehouse, together with a good selection of renowned private and state schools and nearby green open spaces and park such as Fox Hill, Hanger Hill Park & Golf course. The M4 & A40 are also within easy access.

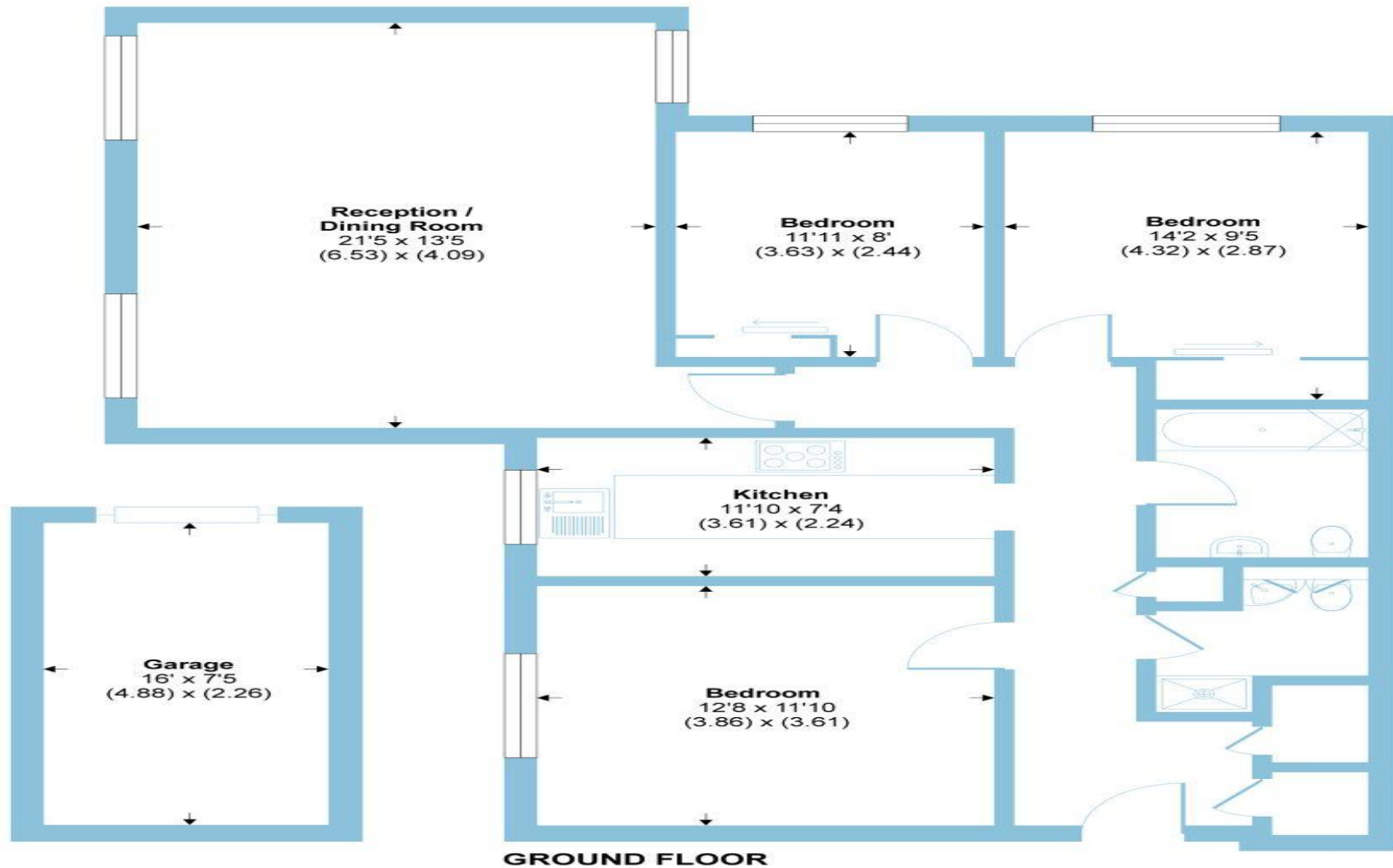
Please note that all AML fee covers the cost of carrying out the required identity and anti-money laundering checks. Once these have been completed, the fee cannot be refunded, even if the property purchase does not go ahead.



Chiltern House, Hillcrest Road, London, W5

Approximate Area = 1135 sq ft / 105 sq m (includes garage)

For identification only - Not to scale



Certified
Property
Measurer

Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © nichecom 2020.
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Welcome to

Chiltern House Hillcrest Road, London

- Ground floor, spacious apartment in Ealing W5
- Private garage & residents private parking
- Access to communal gardens
- Residents private parking
- Three double bedrooms & two bathrooms

Tenure: Leasehold EPC Rating: C

Council Tax Band: E Service Charge: 4905.00

Ground Rent: Ask Agent

This is a Leasehold property with details as follows; Term of Lease 999 years from 29 Sep 1968. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.

A well-presented ground floor apartment situated in Chiltern House, a quiet residential development offering circa 1100 sq.ft of internal living space, three bedrooms, two bathrooms, a private garage, residents parking and no onward chain.

offers in excess of **£575,000**



Please note the marker reflects the postcode not the actual property

view this property online barnardmarcus.co.uk/Property/EAL107706



Property Ref:
EAL107706 - 0003

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.



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