

QUILLIAM

High Street
Brentford

- Canal Side Location
- Underground Parking
- No Onward Chain
- Local Canal Side Walks
- Two Double Bedrooms
- Spacious Reception
- En-Suite & Bathroom
- Local Amenities
- Minutes From The High Street
- Brentford Station Circa 12 Min Walk

£375,000

Leasehold













Property Description

Located within a sought after canalside development in Brentford, this apartment offers a blend of modern living and peaceful canalside surroundings.

The property features two double bedrooms and a spacious reception room, providing plenty of space for both relaxation and everyday living. The accommodation further benefits from an en-suite bathroom to the principal bedroom, along with a separate bathroom.

Further benefits include underground parking for one vehicle, providing secure and convenient parking. The property is also well connected by public transport, with multiple bus routes running along the High Street providing links towards Chiswick, Ealing and surrounding areas. Brentford Station is approximately a 12 minute walk away, offering a direct connection into Central London.

The canalside setting provides a tranquil environment, with the surrounding waterways offering an attractive backdrop for leisurely walks and enjoying the outdoors. The apartment is accessed via a courtyard, with a selection of local cafés and restaurants just moments away.

This property offers an excellent opportunity to enjoy the convenience of modern apartment living while being ideally positioned to make the most of everything Brentford has to offer.

Disclaimer
Information provided in this listing is for general guidance only and should be verified before proceeding. We have not tested any fixtures, fittings, services, or appliances. Measurements are approximate, and the photographs are intended solely as an illustrative guide. The details have been supplied by the client, and we rely on their accuracy.
Photography Disclaimer: Some property photographs have been professionally enhanced using AI-assisted editing to improve lighting, exposure, colour and clarity. No material features of the property have been added, removed or altered. Images are intended to provide a fair and accurate representation of the property.

Accommodation

Hallway

Bedroom One
15'7" x 8'11"

Ensuite
7'8" x 7'5"

Bedroom Two
11'10" x 8'5"

Bathroom
7'4" x 5'5"

Reception
15'3" x 14'6"

Kitchen
9'11" x 7'6"



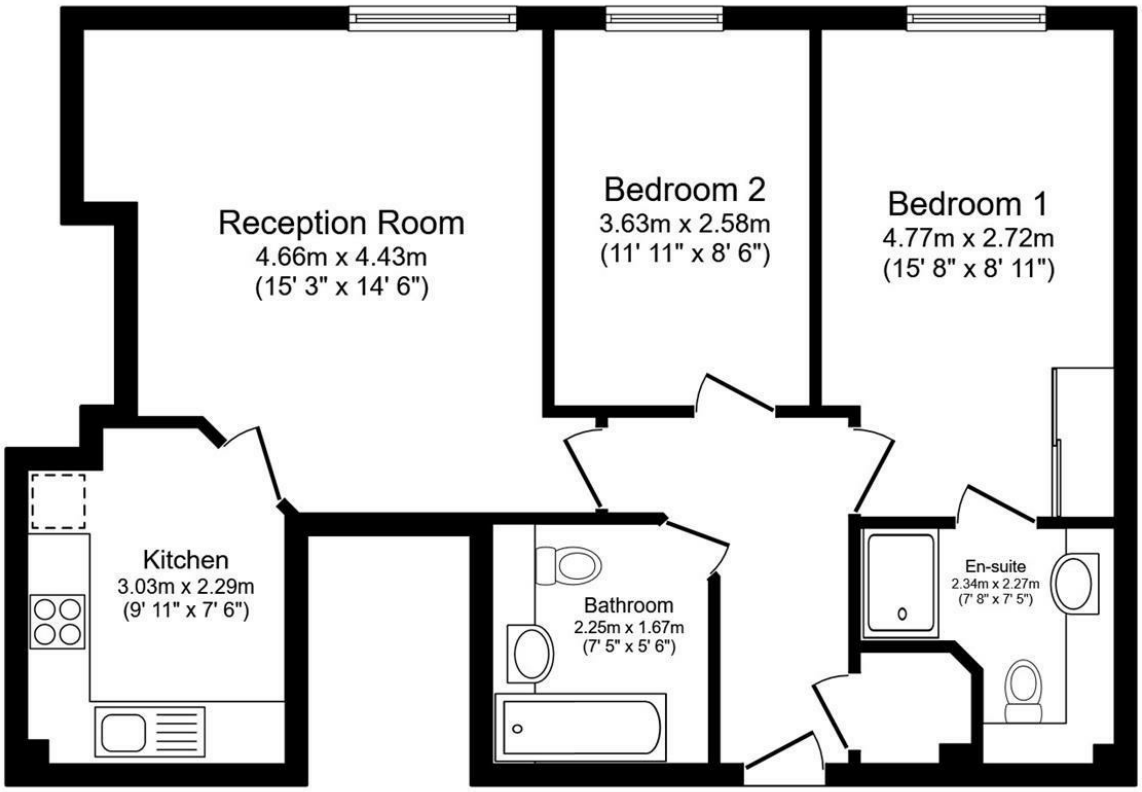


Property Information

We have been informed by our Vendor of the following information:
Tenure: Leasehold
Term of Lease: 999 years from 25/03/1999 (approximately 972 years remaining)
Service Charge £3,000 approx per annum, reviewed annually by the Management Company
Ground Rent £150 per annum
EPC (Energy Performance Certificate) Rating: To be completed 22/09/26
London Borough of Hounslow Council Tax Band: E
Council Tax Payable for 2026/27 £2,676.47 per annum
The annual Council Tax charge has been supplied in good faith and is for the period 2026/27. It will likely be reviewed and changed by the Local Authority the following year and could be subject to an increase after the end of March.
Parking: Underground Car Park No Allocated Space





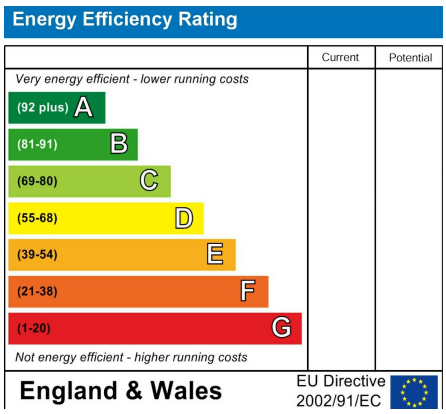


Second Floor

Total floor area: 65.7 sq.m. (707 sq.ft.)

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientations are approximate. No details are guaranteed, they cannot be relied upon for any purpose and do not form any part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.Propertybox.io





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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