



Total area: approx. 47.1 sq. metres (507.2 sq. feet)



Flat 4, 33 Charles Road, Ealing, London. W13 0ND.

£300,000



Stunning, spacious one bedroom first floor flat located just off the Argyle Road, offering easy access to excellent transport connections and local amenities at Ealing Broadway, West Ealing and Pitshanger Lane. Commuters benefit from easy access to West Ealing Mainline and Ealing Broadway Underground stations, both of which will have forthcoming Crossrail into and beyond London. The property would be a fantastic first time buy or investment, being modernised to a high standard throughout with a recently fitted shower room and briefly comprising of a 17'11" lounge leading to a modern fitted kitchen. There is also a large double bedroom with other benefits including gas central heating and double glazed windows.

### Kitchen

12' x 8' 9" (3.66m x 2.67m) Front aspect double glazed window, range of eye and base modern level units with worktops with stainless steel splashback, integrated electric hob with oven under and extractor hood over, single drainer bowl sink, laminate floor, vertical radiator

### Shower Room

Rear aspect e double glazed window, large shower cubicle, vanity wash hand basin and WC, tiled walls and floor, heated towel rail



### Bedroom

11' 10" x 11' (3.61m x 3.35m) Rear aspect double glazed window, radiator, carpeted

### Reception

17' 11" x 11' 10" (5.46m x 3.61m) Front aspect double glazed window, laminate floor , radiator, vertical designer radiator

