



The Cottage, Ealing Road, Northolt, UB5 6AD

Asking Price £455,000





# Ealing Road

Northolt, UB5 6AD

- Cottage
- Spacious Reception Room
- Bathroom
- Gas Central Heating
- No Upper Chain
- Two Double Bedrooms
- Fitted Kitchen
- Courtyard Garden
- Double Glazing

This two bedroom house comes to market full of character and with no upper chain. Perfectly positioned on the Ealing Road with a delightful outlook across the green the property offers great access to Northolt's Central Line Station. The property comes with it's own patio garden.



## INTERNALLY

This is a very well presented two bedroom cottage. The front door leads into a spacious reception room with solid wood flooring and to the rear is a door into the hallway with stairs to the first floor landing and doors leading off into a tiled bathroom comprising of a panel enclosed bath with shower screen, vanity sink unit and wc. The fitted kitchen has smart white storage cupboards, dark wood worktops which match the door and beamed ceiling, wall mounted boiler, electric hob, built under oven with extractor fan over. There is also a door to the rear providing access to the courtyard garden. Stairs to the first floor landing with doors leading into two double bedrooms.

## EXTERNALLY

Courtyard garden to rear.







### **LOCATION**

Conveniently located near Church Road with a number of shops and amenities. Northolt Underground Station is 0.3 miles away, 0.5 of a mile to Northolt Leisure Centre and Library, local schools include Belvue School 0.2 miles away, Willow Tree Primary School 0.7 miles away and Alec Reed Academy 0.9 miles away.

### **ADDITIONAL INFORMATION**

Council Tax Band D - £1,735.48

**Council Tax Band - D**

Freehold

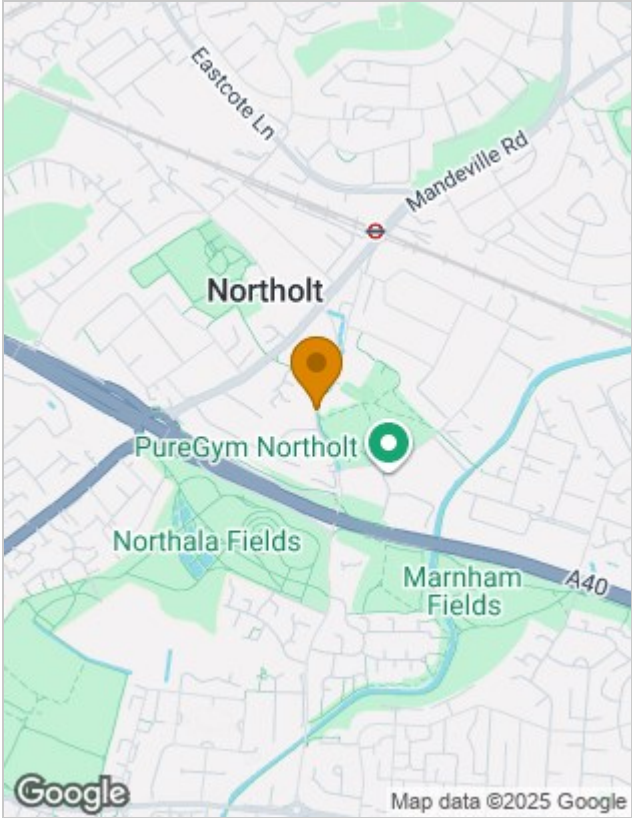




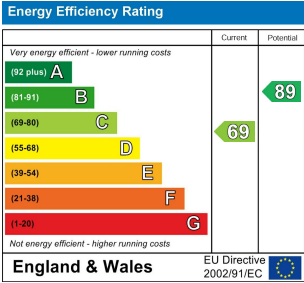
Floor Plans



Location Map



Energy Performance Graph



Viewing

Please contact our David Conway & Co Ltd Office on 02084225222 if you wish to arrange a viewing appointment for this property or require further information.

The particulars are set out as a general outline only for the guidance of intended purchasers or lessees, and do not constitute, any part of a contract. Nothing in these particulars shall be deemed to be a statement that the property is in good structural condition or otherwise nor that any of the services, appliances, equipment or facilities are in good working order. Purchasers should satisfy themselves of this prior to purchasing.