



## Drayton Road W13

Offered chain free to the market is this excellent large split level two-bedroom, two-bathroom Victorian conversion. The flat is in great condition throughout and provides just over 1000 square feet in a sought-after central West Ealing location in "The Drayton's", just a short walk away from the Elizabeth Line.

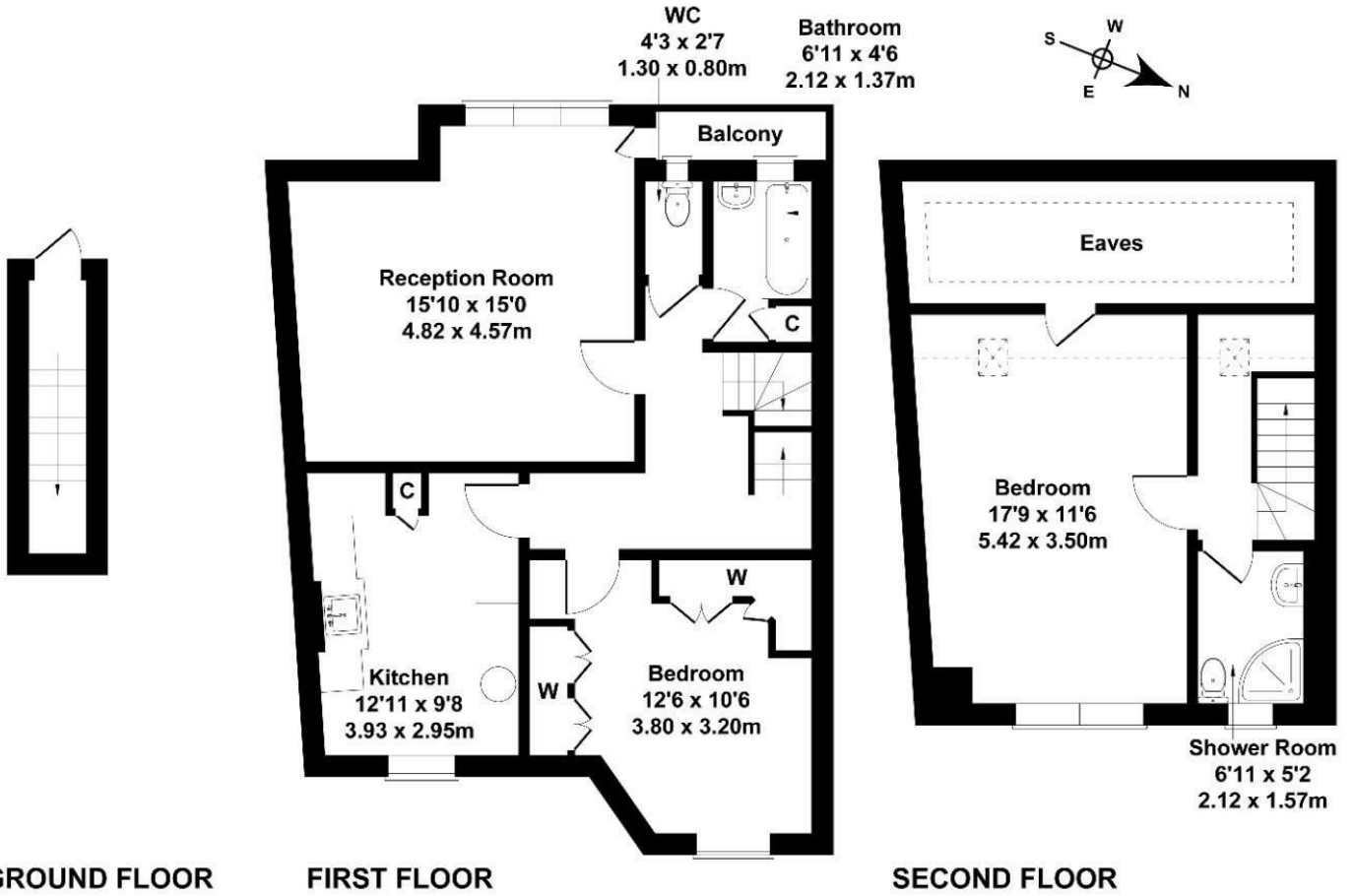
In brief the property consists of two double bedrooms on first and second floors, two bathrooms, large reception (15'10 x 15') with step out balcony, which allows a lot of natural light into the home. Further benefits are separate kitchen, permit parking, a long lease (potential of share in the freehold) and no onward chain.

£550,000

- Large two bed Victorian conversion
- Over 1000 sq ft
- Split level
- No chain
- 999 yrs on lease and potential to buy the Share of the freehold
- Short stroll to Elizabeth line
- Two bathrooms
- Balcony at front

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Approximate Gross Internal Area  
1001 sq ft - 93 sq m



Not to Scale. Produced by The Plan Portal 2025  
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Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>		79
(55-68) <b>D</b>	58	
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
<b>England &amp; Wales</b>	EU Directive 2002/91/EC	