



## The Avenue W13

Centrally located on The Avenue, a prominent road in the heart of West Ealing is this stunning spilt level one-bedroom conversion apartment that comes with a large private garden and is presented in excellent decorative order having recently undergone a complete refurbishment.

Measuring approx. 495 sq ft, the property provides ample size for a buyer(s) looking for a good amount of space in a central West Ealing location where you can enjoy the range and depth of the town centre on your doorstep.

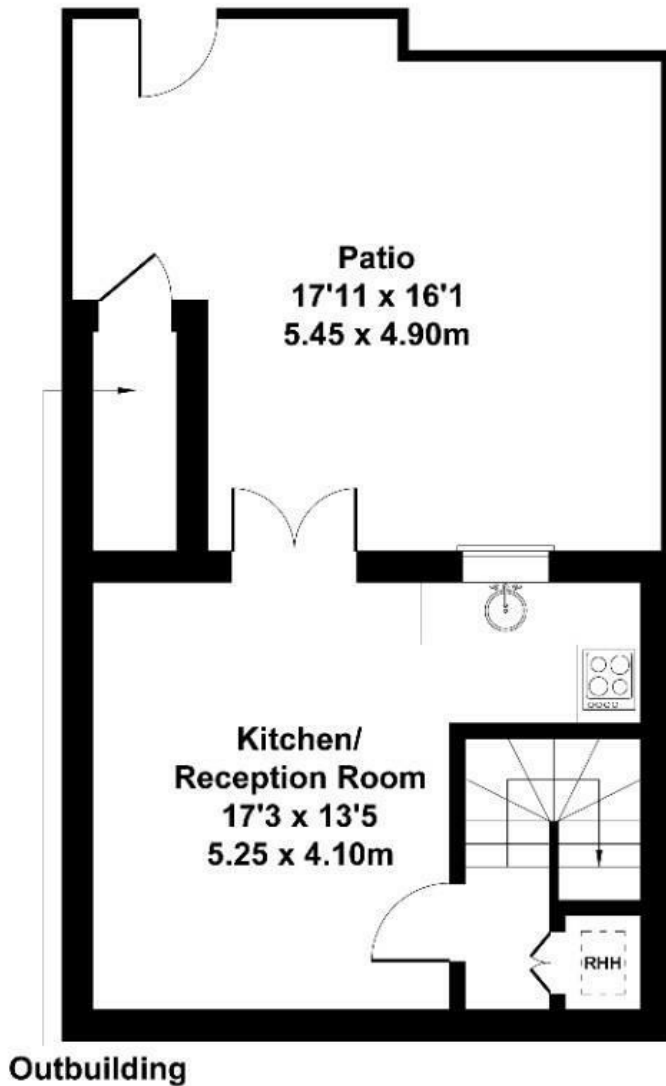
The property also benefits from a new 125-year lease, permit parking and no onward chain.

- Large one bedroom
- Private garden
- Brand new lease
- Newly refurbished
- Spilt level
- Moments from Elizabeth line
- Close to 500 Sq Ft
- Prime central location

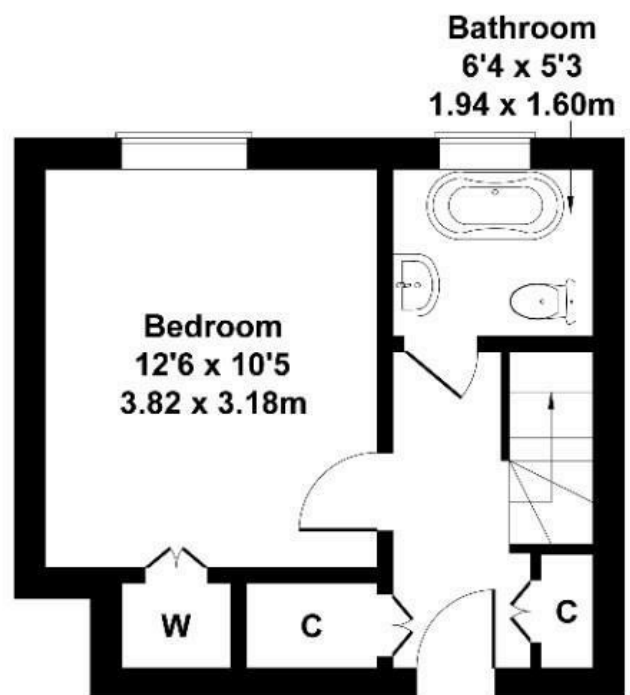
£349,000

# Castle Hill Parade

Approximate Gross Internal Area  
495 sq ft - 46 sq m  
(Excluding Patio & Outbuilding)



**LOWER GROUND FLOOR**



**GROUND FLOOR**

Not to Scale. Produced by The Plan Portal 2025  
For Illustrative Purposes Only.

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>		78
(55-68) <b>D</b>	61	
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	