



# For Sale

## Flat - Penthouse

Belgravia House | Longfield Avenue | W5

Asking Price £1,600,000 | Leasehold

1 Receptions | 3 Bedroom | 2 Bathroom

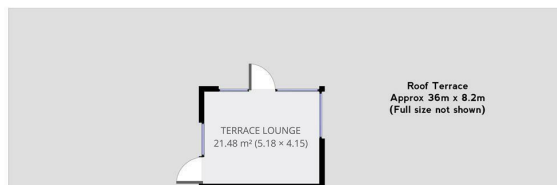
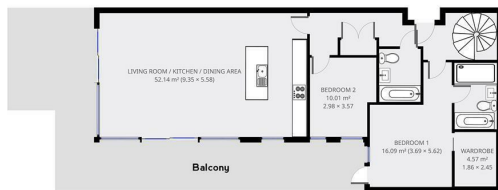
- Three bedroom penthouse apartment
- Roof terrace with views across London
- Communal swimming pool, spa and gym
- Leasehold | 237 years
- Council Tax Band | G Ealing
- EPC | C

FREEDOM TO MOVE





## Belgravia House



APPROX. GROSS INTERNAL FLOOR AREA: 133 sq. m / 1431.6 sq.ft

WHILE EVERY ATTEMPT HAS BEEN MADE TO ENSURE THE ACCURACY OF THE FLOOR PLAN CONTAINED HERE, MEASUREMENTS OF ROOMS, WINDOWS, ROOFS AND ANY OTHER ITEMS ARE APPROXIMATE AND NO RESPONSIBILITY IS TAKEN FOR ANY ERROR, OMISSION OR MIS-STATEMENT. THIS PLAN IS FOR ILLUSTRATIVE PURPOSES ONLY AND SHOULD BE USED AS SUCH BY ANY PROSPECTIVE PURCHASER. THE SERVICES, SYSTEMS AND APPLIANCES SHOWN HAVE NOT BEEN TESTED AND NO GUARANTEE AS TO THEIR OPERABILITY OR EFFICIENCY CAN BE GIVEN.

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Conversion  
1m = 3'3"  
2m = 6'7"  
3m = 9'11"  
4m = 13'1"  
5m = 16'5"

\*Exquisite Three Double Bedroom Split Level Penthouse\*

Hawks are proud to bring to the market this truly stunning three double bedroom apartment split level with spectacular uninterrupted views across London. The development boasts luxurious amenities including a 5\* gym, spa facilities, swimming pool, sauna & steam room. Other features include a 24hr concierge and security service, secure underground parking and is located moments from Ealing Broadway shopping centre and Ealing Broadway Train Station with direct routes into Central London via the Elizabeth and Central Lines.

The Luxurious Property also has;

- Glorious Outside Space with a Superb Roof Terrace
- Spiral Staircase
- Top of the Range Appliances
- Two Car Parking Spaces
- Open Plan Living Space

Please call 0208 5682342 to arrange a viewing

## Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) <b>A</b>		
(81-91) <b>B</b>	77	79
(69-80) <b>C</b>		
(55-68) <b>D</b>		
(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	

Accuracy: References to the Tenure of a Property are based on information supplied by the seller. The agent has not had sight of the title documents. A buyer is advised to obtain verification from their solicitor. Items shown in photographs including, but not limited to, carpets, fixtures and fittings are not included unless specifically mentioned within the sales particulars. They may however be available by separate negotiation. Buyers must check the availability of any property and make an appointment to view before embarking on any journey to see a property. No person in the employment of the agent has any authority to make any representation about the property, and accordingly any information given is entirely without responsibility on the part of the agents, sellers(s) or lessors(s). Any property particulars are not an offer or contract, nor form part of one. Sonic / laser tape: Measurements taken using a sonic / laser tape measure may be subject to a small margin of error. All measurements: All measurements are approximate. Services not tested: The agent has not tested any apparatus, equipment, fixtures and fittings or services and so cannot verify that they are in working order or fit for the purpose. A buyer is advised to obtain verification from their solicitor or surveyor. Mortgage & financial advice: The Hawks mortgage service is provided by London & Country Mortgages the UK's largest independent fee-free mortgage broker, of Beazer House, Lower Bristol Road, Bath, BA2 3BA. Authorised and regulated by the Financial Conduct Authority. Their FCA number is 143002. YOUR HOME IS AT RISK IF YOU DO NOT KEEP UP REPAYMENTS ON A MORTGAGE OR OTHER LOANS SECURED ON IT. Full written quotation available on request. A suitable life policy may be required. Loans subject to status. Minimum age 18. If you are making a cash offer, we shall require written confirmation of the source and availability of your funds in order that our client may make an informed decision.



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