

QUILLIAM

Brook Court
Brentford

- Mezzanine Apartment
- One Bedroom
- Built In Wardrobe
- Modern Kitchen
- Close to Transport Links
- Close to Local Amenities
- Parking Included
- Communal Garden
- Furnished
- Available Immediately

£1,550 PCM













Property Description

This unique one double bedroom mezzanine apartment boasts a bright reception room with stairs leading to a large double bedroom on the upper floor, modern kitchen and bathroom, communal garden and allocated parking. The property is well located for Brentford High Street and transport links. The heart of this flat is the open-plan reception room, which benefits from abundant natural light through cathedral style twin windows.

The property features a beautiful newly fitted white kitchen, also designed in an open-plan style with stairs leading from the reception room to an open-plan mezzanine galleried double bedroom with built in wardrobes. This captivating floor area offers a distinct charm to the whole apartment and seeks to make the maximum use of the distinctive floor ceiling height found within the apartment.

Located within easy access to Brentford Mainline Railway Station which offers a convenient and direct link to London Waterloo (approximately 30 minutes). The apartment is also a short walk from Brentford High Street whose South Side is currently undergoing a massive regeneration (Brentford Project) to include Supermarkets (Morrisons and Lidl), shops, bars, celebrity restaurants (Rottura and Sams) as-well as a Gail's Bakery and a boutique Everyman cinema with pedestrian access leading to the Grand Union Canal and Marina.

The unusual blend of open-plan living, together with high quality fixtures and fittings present, and a highly desirable location with off street restricted private resident's car parking makes this apartment a standout rental not to be missed in today's busy and frenetic Brentford Rental Market. There is no lift in the block.

Accommodation

RECEPTION ROOM

KITCHEN

BEDROOM



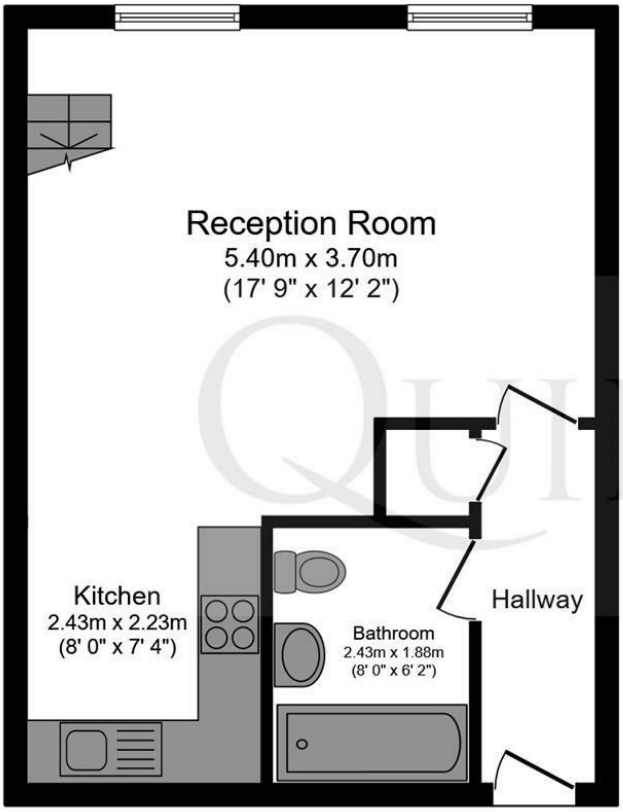


Property Information

The property is to be let on an Assured Periodic Tenancy.
Dilapidation's Deposit will be equivalent to five weeks rent.
We have been informed by the Landlord of the following information:
London Borough of Hounslow Council Tax Band: C
Council Tax Payable for 2026/27 £1,942.72 per annum
The annual Council Tax charge has been supplied in good faith. It will likely be reviewed and changed by the Local Authority the following year and could be subject to an increase after the end of March.
Parking: Private Permit Carpark
Access to fire escape via mezzanine bedroom









Ground Floor

Floor area 38.7 sq.m. (416 sq.ft.) approx

Mezzanine

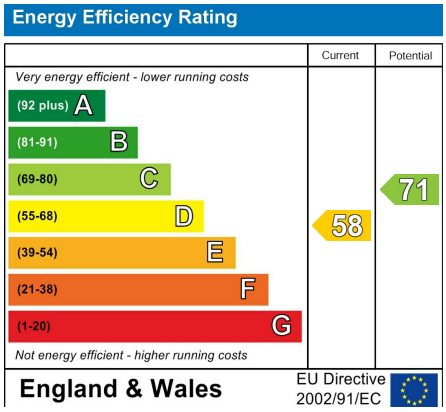
Floor area 14.6 sq.m. (157 sq.ft.) approx

Total floor area 53.3 sq.m. (573 sq.ft.) approx

This plan is for illustration purposes only and may not be representative of the property. Plan not to scale.

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