

# Rolfe East



## The Cedars, Ealing, W13 8JF

£500,000

- Three double bedrooms
- South/west facing balcony
- Share of freehold
- Chain free sale
- Second floor apartment with lift
- Prestigious residential development
- Extensive landscaped gardens
- EPC rating: E / council tax band: F



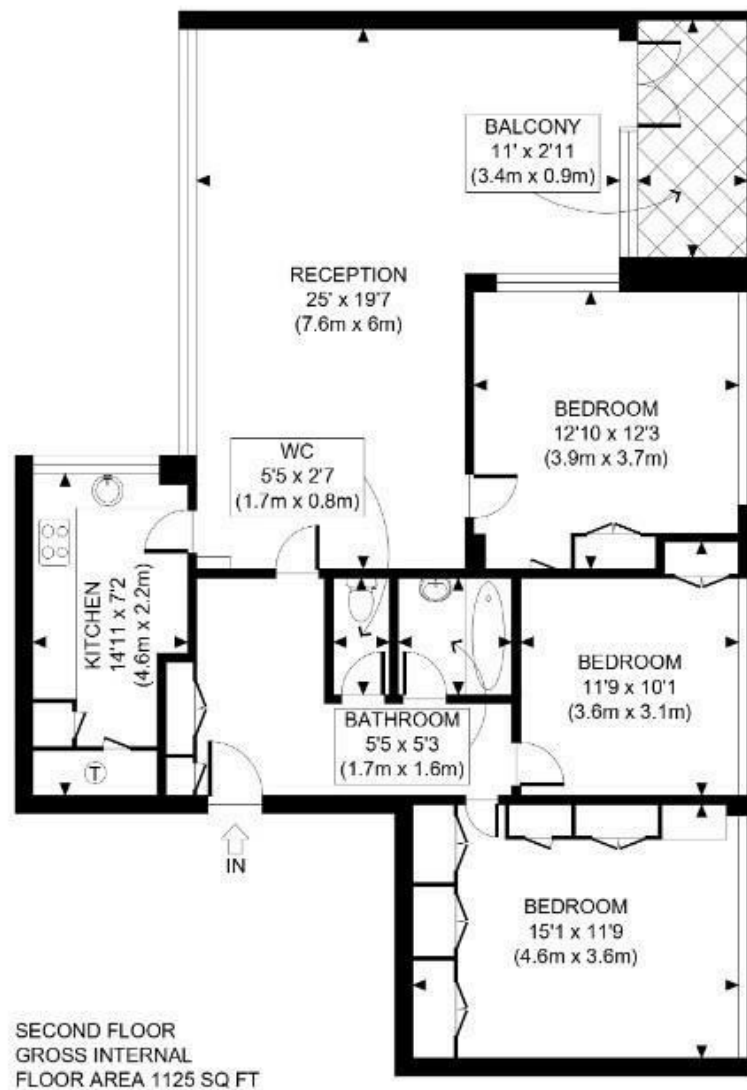
## 9 The Cedars, Ealing W13 8JF

Amazing value investment priced at just £445 per sq ft and located withing private landscaped gardens in a great Central Ealing location and being sold with no chain and share of freehold.

3 1 2 E

Council Tax Band: F

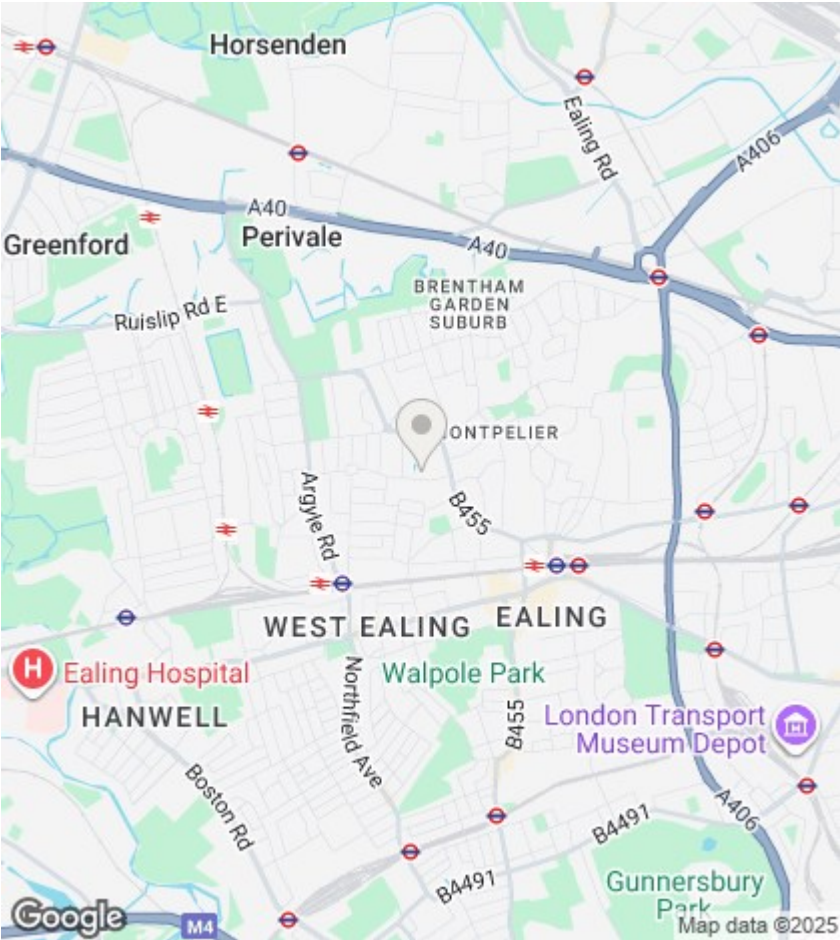




APPROX. GROSS INTERNAL FLOOR AREA: 1125 SQ FT/ 105 SQM

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This plan is for illustrative purposes only and should be used as such by any prospective client. Whilst every attempt has been made to ensure the accuracy of the Floor Plan contained here, measurements of the doors, windows, rooms and any other items are approximate and no responsibility is taken for any errors, omissions, or misstatement. The services, systems and appliances shown have not been tested and no guarantee as to the operability or efficiency can be given.



Directions

Viewings

Viewings by arrangement only. Call 020 8567 2242 to make an appointment.

EPC Rating:

E

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E	40	40
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		
EU Directive 2002/91/EC		