



**22 York Road, Acton, W3**

**£1,600 Per Month**

\*\*\*\* Council Tax & Gas is inclusive of the rent \*\*\*\*  
Newly refurbished studio flat situated on the ground floor in the heart of Acton with easy access to North Acton station & Acton Main Line station.

The property comprises a sleeping space with built-in wardrobe, open plan kitchen, a washing machine & tumble dryer and a modern bathroom.

The property benefits from ample natural lights, newly refurbished, all bills are inclusive, wood floors, double glazed window and brand new appliances.

The property is located minutes away from North Acton tube station (Central line) and Acton Main Line station (Elizabeth line).

- Newly refurbished
  - Open plan kitchen
  - Washing machine & tumble dryer
  - Easy access to Acton Main Line station
- All bills are included in the rent
  - Modern bathroom
  - Double glazed window
- Spacious studio
  - Wood floors
  - Close to North Acton station



Energy Efficiency Rating			Environmental Impact (CO <sub>2</sub> ) Rating		
Low energy efficient - lower running costs	Current	Potential	More environmentally friendly - lower CO <sub>2</sub> emissions	Current	Potential
	A			A	
England & Wales			England & Wales		