



## Heathcroft, Ealing, W5

**£3,000 Per Month**

\*\*\*\* Rent is inclusive of water rates \*\*\*\*

A spacious and modern three bedroom flat located in a popular residential block benefiting from security gated parking, residents only gym and day porter.

The property comprises a spacious & bright reception room with dining space, a modern open plan kitchen with washing machine and dishwasher, three double bedrooms and two fully-tiled bathrooms.

The property benefits from double glazed windows, kitchen with integrated appliances, wood floors throughout, one allocated parking space with security gate and day porter.

Mercury House on Heathcroft is a secured development close to local amenities and moments from Park Royal Underground station (Piccadilly line) & Hanger Lane Underground station (Central line).

Motorists benefit from easy access to A40.

- Spacious bright and airy lounge living room
- Two bathrooms
- Rent is inclusive of water rates
- A minute away from Park Royal tube station
- Separate fully fitted modern kitchen
- Wood floors throughout
- Off street parking
- Three double bedrooms
- Double glazed windows
- Day porter (6 days a week)



Energy Efficiency Rating		Environmental Impact (CO <sub>2</sub> ) Rating	
Current	Target	Current	Target
<b>A</b>	<b>A</b>	<b>B</b>	<b>B</b>
<b>B</b>	<b>B</b>	<b>C</b>	<b>C</b>
<b>C</b>	<b>C</b>	<b>D</b>	<b>D</b>
<b>D</b>	<b>D</b>	<b>E</b>	<b>E</b>
<b>E</b>	<b>E</b>	<b>F</b>	<b>F</b>
<b>F</b>	<b>F</b>	<b>G</b>	<b>G</b>
<b>G</b>	<b>G</b>	<b>G</b>	<b>G</b>

Energy Efficiency Rating: Not energy efficient - lower heating cost. Environmental Impact (CO<sub>2</sub>) Rating: Not environmentally friendly - higher CO<sub>2</sub> emissions.

England & Wales 2008/1/EC 2009/1/EC