



## Southfield Road, Chiswick, W4 5LD

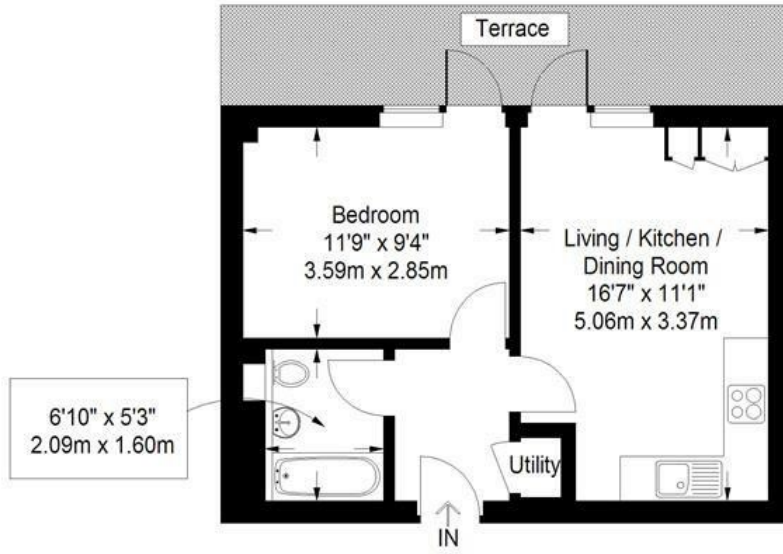
A recently built one bedroom ground floor flat with private outside space and far reaching views across the common. One bedroom with private balcony, Luxury bathroom, 16' Reception room with balcony overlooking park land, Fully integrated kitchen, Solid oak flooring with under floor heating throughout, CCTV security. Ideally located within close proximity of Turnham Green Tube Station and the extensive shopping and restaurant facilities Chiswick High Road. Available Now, furnished.

- Private outside space
- 16' Reception room
- Solid oak flooring with under floor heating throughout
- Fully integrated kitchen
- Available Now
- Furnished

**£1,400 Per Month**

# Southfield Road W4 5LD

Approximate Gross Internal Area = 36.4 sq m / 392 sq ft



**Ground Floor**

Measured in accordance with RICS guidelines. To be used for identification and guidance purposes only. Not to scale.  
 © Photos Plans and EPCs | Tel: 07774 688 771 | info@photosplansandepcs.com | www.photosplansandepcs.com

Lease length - 6+ Months  
 Available - Immediately  
 Furnishing - Furnished  
 Local Authority - Ealing

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) <b>A</b>			
(81-91) <b>B</b>			
(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	<b>80</b>	<b>80</b>

Environmental Impact (CO <sub>2</sub> ) Rating		Current	Potential
Very environmentally friendly - lower CO <sub>2</sub> emissions			
(92 plus) <b>A</b>			
(81-91) <b>B</b>		<b>86</b>	<b>86</b>
(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 environmentally friendly - higher CO <sub>2</sub> emissions			
<b>England &amp; Wales</b>	EU Directive 2002/91/EC	<b>86</b>	<b>86</b>

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