



To Let

Napier House | London | W3

Apartment

Asking Price £425,000 | null

1 Reception | 2 Bedroom | 2 Bathroom

- Modern Apartment
- Secure Gated Development
- Two Spacious Bedrooms & Two Bathrooms
- Extremely Well Maintained
- 24hr Concierge Security
- Video Entry Phones
- Well Maintained Communal Areas
- Roof Terrace
- Wood Flooring

FREEDOM TO MOVE





Modern & Stylish Two Double Bedroom, Two Bathroom Apartment

Hawks Properties are please to present a well appointed and spacious two double bedroom apartment in the prestigious and highly sought after gated West 3, Bromyard Avenue development.

The property consists of two double bedrooms with one en-suite bathroom, an open plan kitchen with a good size living room space which has a Juliette Balcony overlooking the courtyard gardens.

Other benefits include, 24 hours concierge security, video intercom system, wooden flooring and a fantastic location for commuters.

Napier House is conveniently situated for East Acton Tube (Central Line) and Action Central (Overground) and many bus routes that takes you in and out of London. Many local amenities including a gym, shops and schools are within a stones throw from the development.

Energy Efficiency Rating		Current	Potential
<i>Very energy efficient - lower running costs</i>			
(92 plus) A			
(81-91) B		81	85
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
<i>Not energy efficient - higher running costs</i>			
England & Wales	EU Directive 2002/91/EC		

Accuracy: References to the Tenure of a Property are based on information supplied by the seller. The agent has not had sight of the title documents. A buyer is advised to obtain verification from their solicitor. Items shown in photographs including, but not limited to, carpets, fixtures and fittings are not included unless specifically mentioned within the sales particulars. They may however be available by separate negotiation. Buyers must check the availability of any property and make an appointment to view before embarking on any journey to see a property. No person in the employment of the agent has any authority to make any representation about the property, and accordingly any information given is entirely without responsibility on the part of the agents, sellers(s) or lessors(s). Any property particulars are not an offer or contract, nor form part of one. Sonic / laser tape: Measurements taken using a sonic / laser tape measure may be subject to a small margin of error. All measurements: All measurements are approximate. Services not tested: The agent has not tested any apparatus, equipment, fixtures and fittings or services and so cannot verify that they are in working order or fit for the purpose. A buyer is advised to obtain verification from their solicitor or surveyor. Mortgage & financial advice: The Hawks mortgage service is provided by London & Country Mortgages the UK's largest independent fee-free mortgage broker, of Beazer House, Lower Bristol Road, Bath, BA2 3BA. Authorised and regulated by the Financial Conduct Authority. Their FCA number is 143002. YOUR HOME IS AT RISK IF YOU DO NOT KEEP UP REPAYMENTS ON A MORTGAGE OR OTHER LOANS SECURED ON IT. Full written quotation available on request. A suitable life policy may be required. Loans subject to status. Minimum age 18. If you are making a cash offer, we shall require written confirmation of the source and availability of your funds in order that our client may make an informed decision.



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