



BOREAL  
W3

£830,000

Acton







## BOREAL, W3

### £830,000



Reception Room



Kitchen



Three Bedrooms



Bathroom



Parking

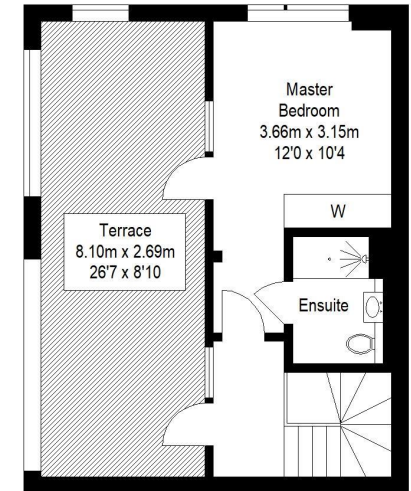
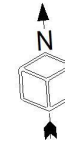
This stylish three bedroom family home is located moments from Acton High Street and positioned perfectly between Acton Town tube station (Piccadilly & District lines) and Acton Central Overland. A great open plan living space on the ground floor is accompanied by a guest w/c and doors out to the garden. The first floor offers two double bedrooms, family bathroom along with a separate utility room and storage.

The master bedroom and ensuite occupy the second floor where you will also find a large terrace with doors directly from the bedroom and landing, a perfect space to entertain or have your own little oasis.

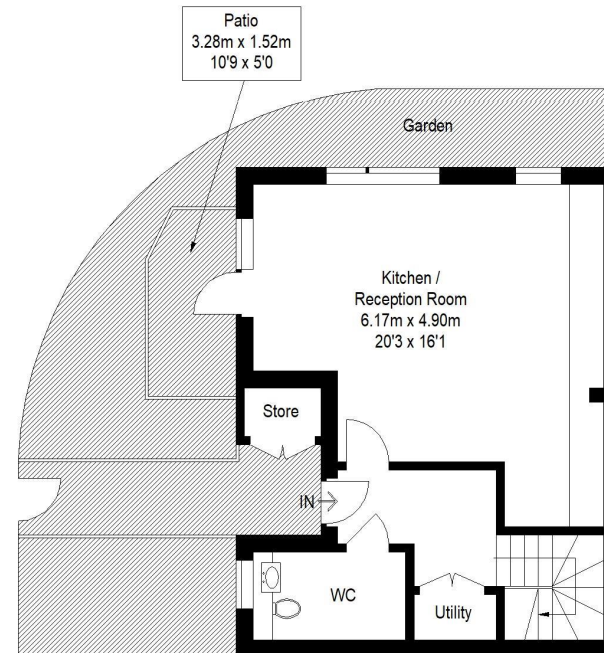
\*Images to be used for illustration purposes only, specification may vary.

EPC RATING: TBC  
LOCAL AUTHORITY: Ealing  
COUNCIL TAX BAND: TBC

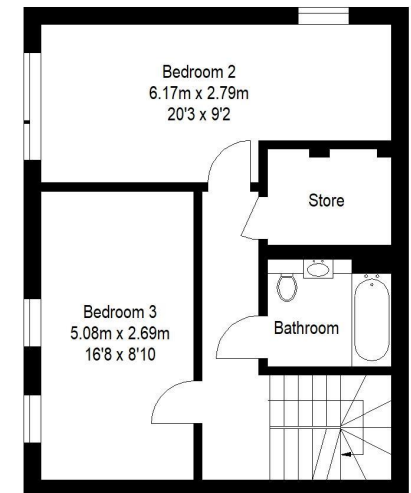
Approximate Gross Internal Area  
Ground Floor = 487 sq ft / 45.2 sq m  
First Floor = 535 sq ft / 49.7 sq m  
Second Floor = 270 sq ft / 25.1 sq m  
Total = 1292 sq ft / 120.0 sq m  
External Patio / Terrace / Garden = 688 sq ft / 63.9 sq m



**Second Floor**  
270 sq ft / 25.1 sq m



**Ground Floor**  
487 sq ft / 45.2 sq m



**First Floor**  
535 sq ft / 49.7 sq m

