

**Location:**

Rosenburg Road is located within 0.2 miles of Acton Town (District and Piccadilly line) and South Acton (overground) stations as well as being walking distance to Acton Mainline station (Elizabeth Line) and the shops and amenities of Churchfield Road.

**Key points:**

- Two bedroom apartment
- Two bathrooms (one en-suite)
- Fifth floor
- Private balcony
- Popular Acton Gardens Development
- Fantastic transport links

# Do Better:

**Acton**  
sales@astonrowe.co.uk

57-59 Churchfield Road,  
Acton, London, W3 6AY

020 8992 3600

# Aston Rowe



FIFTH FLOOR  
GROSS INTERNAL  
FLOOR AREA 818 SQ FT

APPROX. GROSS INTERNAL FLOOR AREA: 818 SQ FT/ 76 SQM

**PROPERTY PHOTO PLANS**.CO.UK  
ONE STOP SHOP FOR PROPERTY MARKETING

This plan is for illustrative purposes only and should be used as such by any prospective client. Whilst every attempt has been made to ensure the accuracy of the Floor Plan contained here, measurements of the doors, windows, rooms and any other items are approximate and no responsibility is taken for any errors, omissions, or misstatement. The services, systems and appliances shown have not been tested and no guarantee as to the operability or efficiency can be given.

Energy Efficiency Rating		Environmental Impact (CO <sub>2</sub> ) Rating	
	Current	Potential	
Very energy efficient - lower running costs			
(92 plus) A			(92 plus) A
(81-91) B			(81-91) B
(69-80) C			(69-80) C
(55-68) D			(55-68) D
(39-54) E			(39-54) E
(21-38) F			(21-38) F
(1-20) G			(1-20) G
Not energy efficient - higher running costs			
England & Wales			
EU Directive 2002/91/EC			

## £535,000

## Rosenburg Road, London W3 8GF

- 1 Reception Rooms
- 2 Bedrooms
- 2 Bathrooms



The current owner says:

**The property is in a fantastic location for the local shops, schools, parks and transport links.**

A beautifully presented two bedroom, fifth floor apartment set within a modern development in Acton.

Spread over a generous 818 sqft, this apartment boasts modern stylish interiors comprising of a large, open plan kitchen/living space filled with natural light from the floor to ceiling windows and balcony doors leading to a private balcony with views. There are also two good sized double bedrooms, with the master offering an en-suite.

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**What's better:**

**A beautifully presented two bedroom, fifth floor apartment set within a modern development in Acton.**

