

Location:

Alacia Court is set between South Acton station (Overground) and Acton Town station (Piccadilly, District and Circles lines).

Key points:

- Two bedrooms
- Two bathrooms
- Third floor apartment
- 809 sq.ft / 75 sq.m
- Private terrace
- Popular Acton Gardens Development

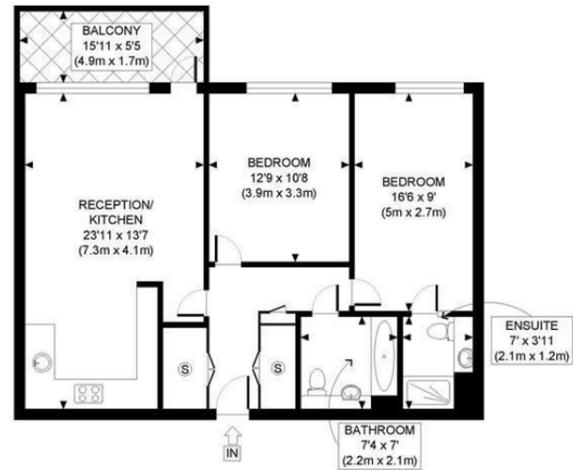
Do Better:

Acton

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THIRD FLOOR
GROSS INTERNAL
FLOOR AREA 809 SQ FT

APPROX. GROSS INTERNAL FLOOR AREA: 809 SQ FT/ 75 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 ₂) Rating	
Current	Potential	Current	Potential
86	86	A	A
<p>Very energy efficient - lower running costs</p> <p>(92 plus) A</p> <p>(81-91) B</p> <p>(69-80) C</p> <p>(55-68) D</p> <p>(39-54) E</p> <p>(21-38) F</p> <p>(1-20) G</p> <p>Not energy efficient - higher running costs</p>		<p>Very environmentally friendly - lower CO₂ emissions</p> <p>(92 plus) A</p> <p>(81-91) B</p> <p>(69-80) C</p> <p>(55-68) D</p> <p>(39-54) E</p> <p>(21-38) F</p> <p>(1-20) G</p> <p>Not environmentally friendly - higher CO₂ emissions</p>	
<p>England & Wales EU Directive 2002/91/EC</p>		<p>England & Wales EU Directive 2002/91/EC</p>	

£550,000

Palmerston Road, London W3 8GJ

- 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 bright and spacious two double bedroom, two-bathroom third floor apartment within the popular Acton Gardens development.

Spread over a generous 809 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 large balcony. There are also two good sized double bedrooms, with the master offering an en-suite shower room.

Alacia Court is set between South Acton station (Overground) and Acton Town station (Piccadilly, District lines). Major roads including the A40, A4 and M4 are close by making access to Central London and further out west easily accessible. Green spaces include South Acton and Gunnersbury Park which is a short walk away. Local amenities are in an abundance near the property, with artisan bakeries, cafes, restaurants, gastro pubs that can be found on nearby Acton High Street and Chiswick High Road.

What's better:

A bright and spacious two double bedroom, two-bathroom third floor apartment within the popular Acton Gardens development.

