

**Location:**

Cumberland Park is moments from the vibrant café culture of Churchfield Road which offers a great selection of boutique shops, bars and eateries.

**Key points:**

- Newly converted Duplex Apartment
- 820 sq ft / 76.3 sq m
- Private terrace
- Parking permit available
- Share of freehold

# Do Better:

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

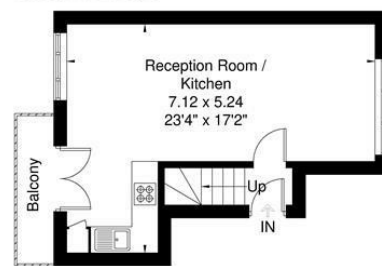
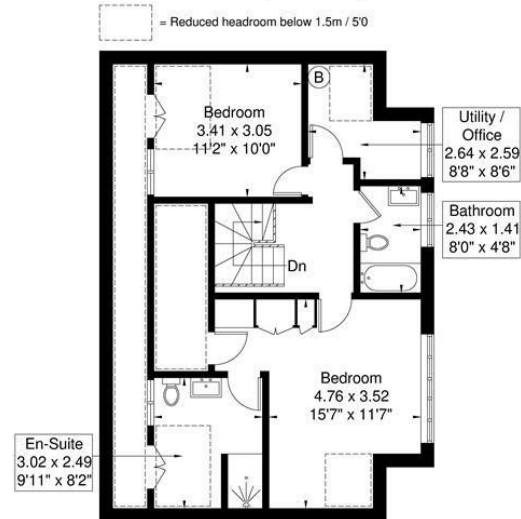
57-59 Churchfield Road,  
Acton, London, W3 6AY

020 8992 3600

# Aston Rowe



**Cumberland Park**  
 Approximate Gross Internal Area = 76.3 sq m / 820 sq ft  
 Eaves Storage / Reduced Headroom = 20.6 sq m / 222 sq ft  
 Total = 96.9 sq m / 1042 sq ft



Although every attempt has been made to ensure accuracy, all measurements are approximate. The floorplan is for illustrative purposes only and not to scale.  
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Energy Efficiency Rating	
	Potential
(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>	

England & Wales EU Directive 2002/91/EC

Environmental Impact (CO <sub>2</sub> ) Rating	
	Potential
(92 plus) <b>A</b>	
(81-91) <b>B</b>	
(69-80) <b>C</b>	
(55-68) <b>D</b>	
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England & Wales EU Directive 2002/91/EC

## £695,000

## Cumberland Park, London W3 6SX

- 1 Reception Rooms
- 2 Bedrooms
- 2 Bathrooms



Forming part of a new development in an imposing, detached building, this two bedroom, duplex apartment is offered as part of a collection of three recently converted properties.

The first floor offers an open-plan kitchen/living area with access to a private balcony. The second and top floor offers two good sized double bedrooms with storage, two bathrooms (one en-suite), a separate study area and eaves storage.

Cumberland park is a much sought after residential tree-lined road that is centrally located for easy access to both Acton Central station (over ground services) and Acton Main Line station for the Elizabeth Line. Moments from the vibrant café culture of Churchfield Road which offers a great selection of boutique shops, bars and eateries.

The current owner says:

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

### What's better:

**Forming part of a new development in an imposing, detached building, this apartment is offered as part of a collection of three recently converted properties.**

