



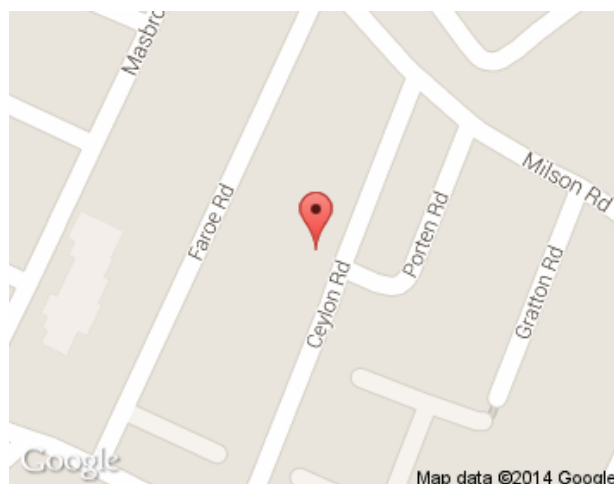
'brook green's favourite estate agents'

**FINLAY
BREWER**

Ceylon Road, Brook Green, W14 £1,100 per week + fees, For long let



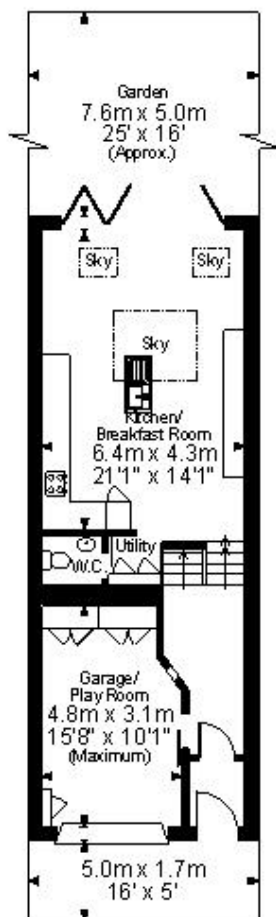
A wonderful, contemporary family home with 4 double bedrooms.





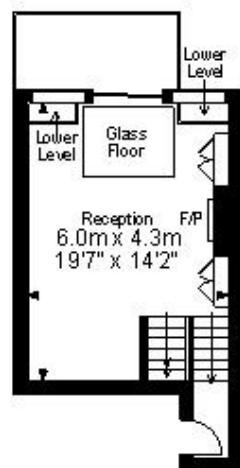
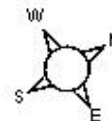
Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92-100) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
		67	79
England, Scotland & Wales		EU Directive 2002/91/EC	

Environmental Impact (CO ₂) Rating		Current	Potential
Very environmentally friendly - lower CO ₂ emissions			
(92-100) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not environmentally friendly - higher CO ₂ emissions			
		62	76
England, Scotland & Wales		EU Directive 2002/91/EC	

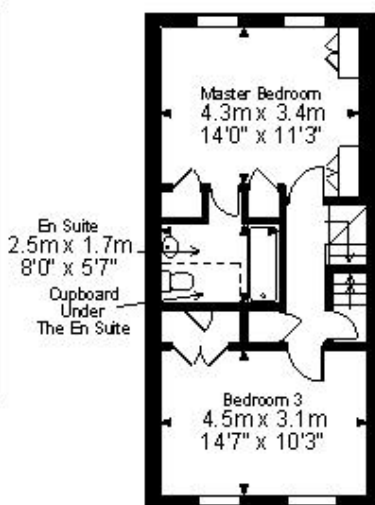


Ground Floor

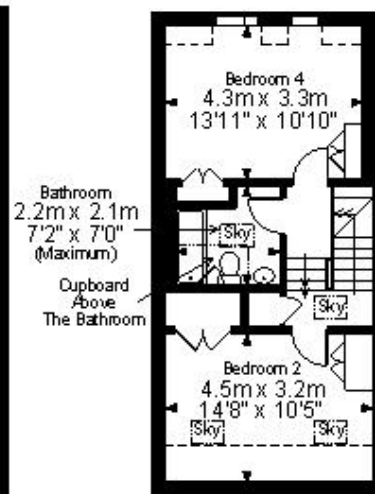
Ceylon Road, W14
Approximate Gross Internal Area
Main House = 1600 Sq Ft/149 Sq M
Garage/Play Room = 145 Sq Ft/13 Sq M
Restricted Head Height = 48 Sq Ft/4 Sq M
Total = 1793 Sq Ft/166 Sq M



**Raised Ground Floor
(Above Kitchen)**



First Floor



Second Floor

FOR ILLUSTRATIVE PURPOSES ONLY - NOT TO SCALE

The position & size of doors, windows, appliances and other features are approximate only.

□ □ □ □ Denotes restricted head height

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Long Description

A wonderful, contemporary 4 bedroom family home. The garden floor has a fabulous kitchen/breakfast/family room with glass concertina doors leading into the 25' garden. The raised ground floor has a full width sitting room with fireplace and full height and width glass sliding doors overlooking the garden. All 4 double bedrooms have built in cupboards and there are 2 bathrooms (en suite master bathroom). There is also an integral garage with under floor heating and a weather sealed door that is currently used as a playroom and storage area. Available July

Administration fee £150 inc VAT per person, other costs apply. For more information go to: www.finlaybrewer.co.uk/property-management/tenant-fees-and-costs/