



Energy Efficiency Rating	
Current	Potential
Very energy efficient - lower running costs	
(92 plus) A	75
(81-91) B	
(69-80) C	
(55-68) D	
(39-54) E	
(21-38) F	
(1-20) G	
62	

Environmental Impact (CO <sub>2</sub> ) Rating	
Current	Potential
Very environmentally friendly - lower CO <sub>2</sub> emissions	
(92 plus) A	
(81-91) B	
(69-80) C	
(55-68) D	
(39-54) E	
(21-38) F	
(1-20) G	

We have endeavoured to supply this information as accurate as possible. Before making an offer, buying or renting this property please seek independent or professional advice.

**Harrow Road, College Park, NW10 5NA**

**Asking Price £215,000**

Subject to Contract

- IN NEED OF REFURBISHMENT
- Separate lounge
- Bathroom combined W.C
- Most convenient of location's
- Double bedroom area
- Separate kitchen
- Parking spaces
- Kensal Green & Willesden Junction train stations



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**Harrow Road, NW10 5NA**

The pictures are purely an example of the apartment when refurbished in the development

IN NEED OF REFURBISHMENT... (the present picture is of the apartment when done), on the ground floor (small low-rise modern private development) surrounded by communal lawns with private access. walkways and entered via entry.

The property boasts timber style throughout, reception room, with leading to a double bedroom, separate kitchen, bathroom combined with additional benefits include secure street parking to rear for two.

Within easy reach of both Kensal West and Willesden Junction (Bakerloo Line), a variety of local shops, bars/cafes, restaurants, and nurseries, alternative transport links which include a straight bus ride down Scrubs Lane to Westfield shopping centre.



**SECOND FLOOR**

