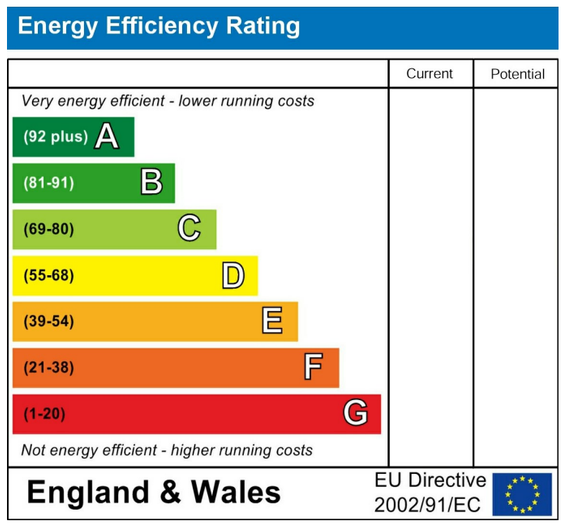
WARWICK
ESTATE AGENTS

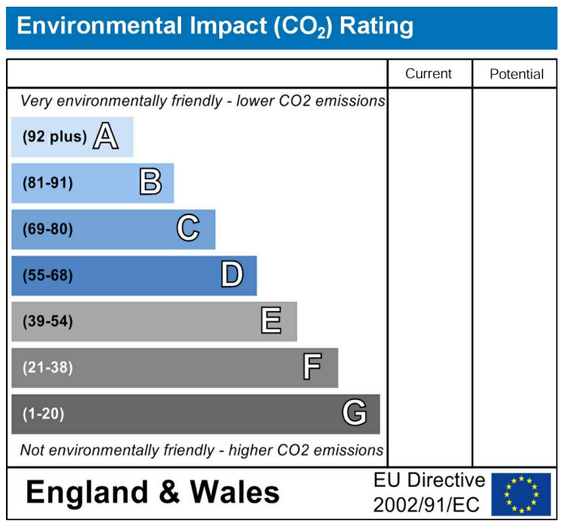
Rucklidge Avenue, Willesden Junction, NW10 4PS

Asking Price £345,000

Subject to Contract

- Two bedrooms
- Separate eat in kitchen
- Timber style floors
- Reception room
- Potential to extened in the loft< (subject to the usual consents)
- Double glased windows





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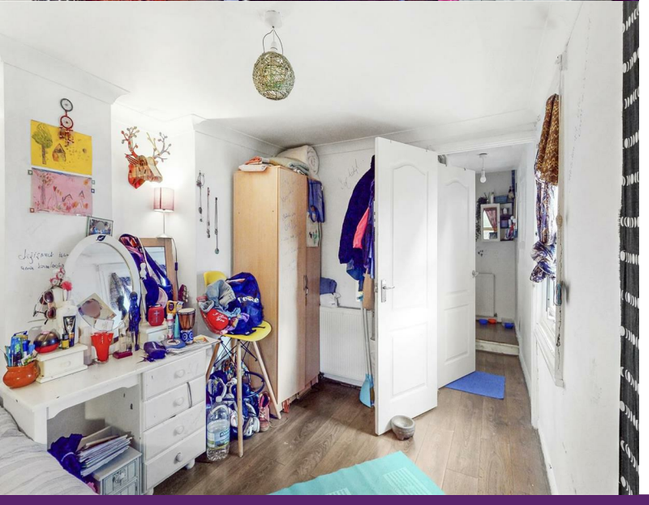

Rucklidge Avenue, NW10 4PS

Opportunity with potential capital growth… presently converted into a two bedroom apartment with the potential of increasing capital value by converting the loft into extra living space, (subject to the usual consents. The building is being sold with a share of freehold with each flat, timber style flooring and gas central heating throughout. Only a stone's throw away from the variety of local amenities at your fingertips.

The period style property offers a 607 sq. ft on the first living/entertaining space comprising of lounge, separate eat in kitchen, two bedrooms and family bathroom.

Situated in a long Avenue within easy reach of a variety of shops, supermarkets, trendy bars/cafes, and restaurants. Within walking distance to Willesden Junction offering numerous transport links including both under and overground trains and the local neighbourhood park.

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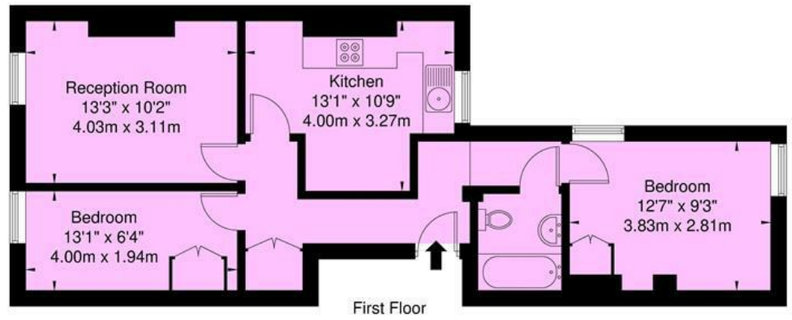
Approx. Gross Internal Area = 56.4 sq m / 607 sq ft



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Copyright BLEU PLAN

The Floor plan is not to scale and measurements and areas shown are approximate and therefore should be used for illustrative purposes only. The plan has been prepared in accordance with the RICS code of Measuring Practice and whilst we have confidence in the information produced it must not be relied on. If there is any aspect of particular importance, you should carry out or commission your own inspection of the property.
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Tenure Share of Freehold

Price Asking Price £345,000 Subject to Contract

Viewing by appointment , through joint sole agents Warwick Estate Agents

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