

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C		76	76
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			

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.

**Chamberlayne Road, London, NW10 3ND**

**Asking Price £574,950**

Subject to Contract

- Fitted wardrobes in main bedroom
- Sizable reception room
- In the heart of Kensal Rise only a short walk of "Queens Park" parklands
- Split level
- Intergrated appliances & marble worktops on kitchen
- Oak wooden flooring



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69 Chamberlayne Road, London NW10 3ND  
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## Chamberlayne Road, NW10 3ND

Development of five luxury apartments over three floors... architecturally

designed two double bedrooms finished

to a high specification. Accessed via

video entry-phone intercom from street

level with marble worktops and bespoke

fitted wardrobes in the main bedrooms.

In the heart of this buzzing, trendy

metropolis, with good transport links and

a variety of bars/cafes and restaurants at

your fingertips.

The properties range from 622 sq ft up to

747 sq ft of split-level living/entertaining

space with low voltage lighting and

double-glazed sash windows throughout.

Sizable reception rooms with dining area,

with stylish fine hessian wallpaper,

integrated appliances in a fully fitted

contemporary style Corian kitchen and

oak wooden flooring, fully tiled with large

marble style slabs in the bathrooms, and

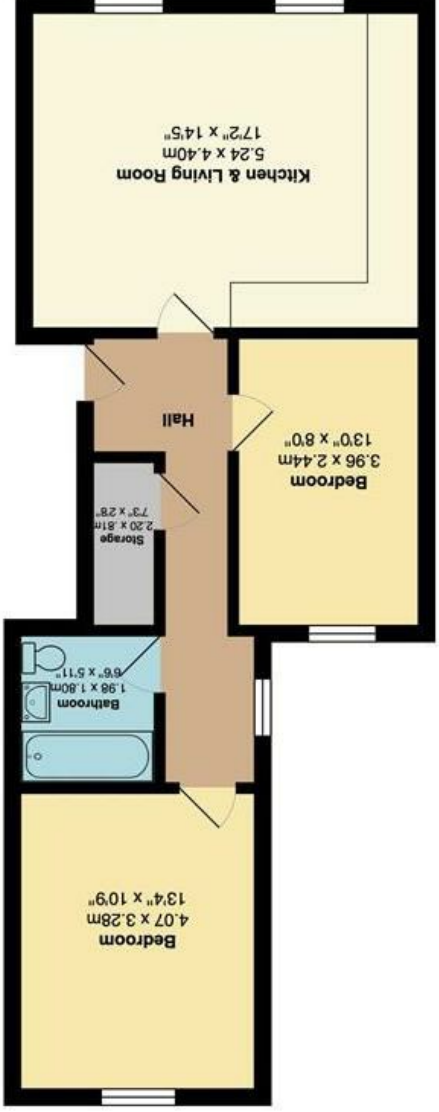
carpets in the bedrooms, creating a warm

and tranquil atmosphere.

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Flat 1, 69-71 Chamberlayne Road, London, NW10 3ND



Total Area: 59.8 m<sup>2</sup> ... 644 ft<sup>2</sup>

All measurements are approximate and for display purposes only

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