



Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B	83	
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

Environmental Impact (CO₂) Rating

	Current	Potential
Very environmentally friendly - lower CO ₂ emissions		
(92 plus) 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		
England & Wales	EU Directive 2002/91/EC	

Manor Park Road, London, NW10 4JW

Asking Price £375,000

Subject to Contract

- New development
- Two bathrooms
- Timber style floors
- Lift

- Two double bedroom apartment
- Contemporary style kitchens
- Low voltage lighting
- Share of freehold

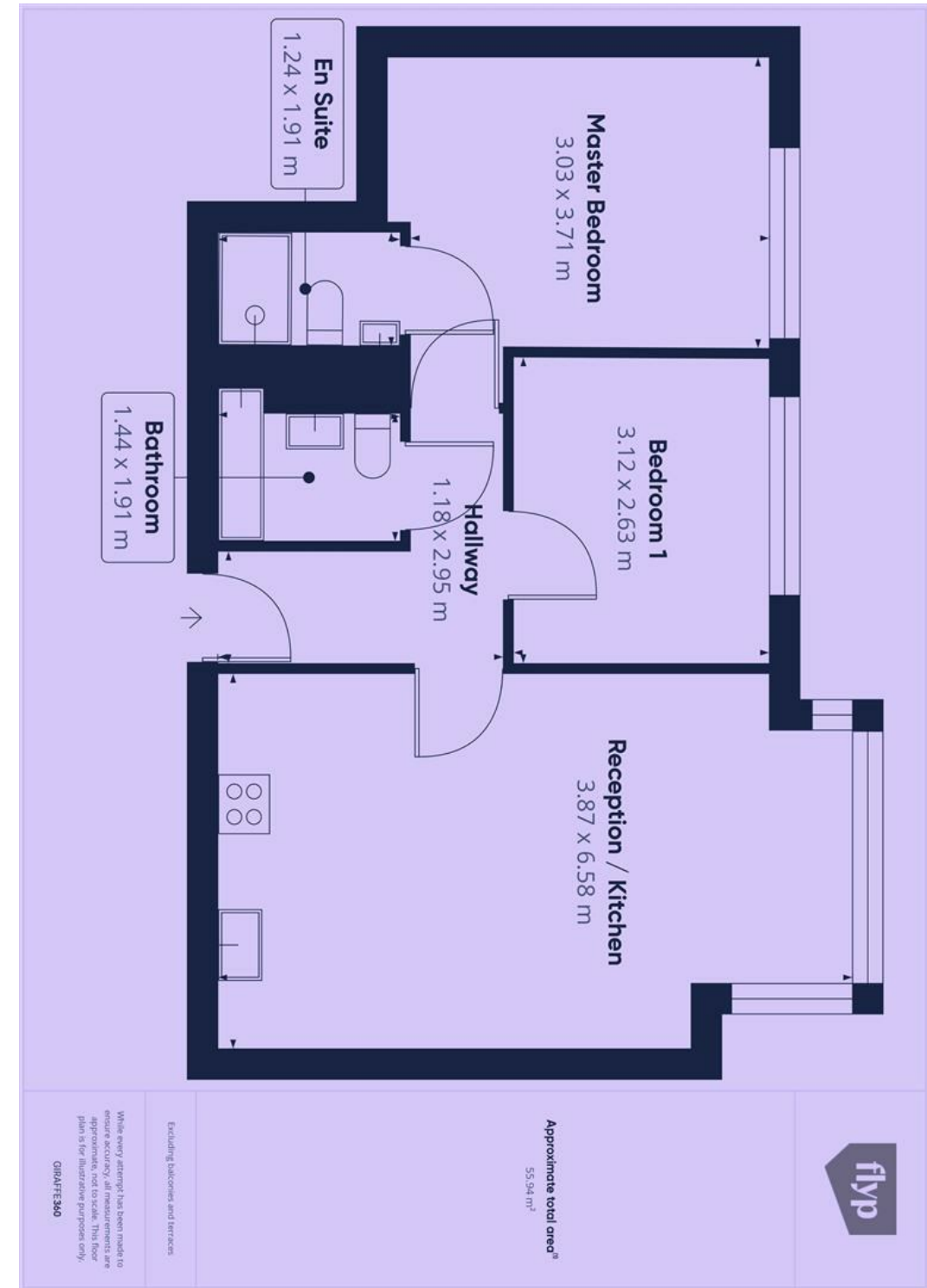


Manor Park Road, NW10 4JW

Competitively priced... modern development of one & two bedroom apartments which have been completed to a high level of specification, entered via entry-phone access to a smart entrance foyer, benefiting from double glazed black framed glazing throughout, low voltage lighting and timber style floors.

The property offers a generous sq/ft of living accommodation over one floor, comprising of an entrance Hall, low voltage lighting & timber style floors in the reception room, integrated appliances in a contemporary kitchen, fitted wardrobes in both double bedrooms, and a two modern fitted bathrooms one of which is en suite.

Located in close proximity to all shops and amenities of Harlesden. Excellent transport links including Harlesden and Willesden Junction Stations offering easy access into Central London. Roundwood Park with its Organic café is within a quarter of a mile away.



Tenure Leasehold

Price Asking Price £375,000 Subject to Contract

Viewing by appointment , through joint sole agents Warwick Estate Agents



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