

FIRST FLOOR

**High Street, London, NW10 4TE**

**Asking Price £499,950**

Subject to Contract

- Three double bedroom
- Fitted eat in kitchen with dining area
- Off street parking

- Reception room
- Bathroom combined W.C
- Gas central heating

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D		53	60
(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		49	56
(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.



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Ideal by to let with development land site potential... well proportioned three double bedroom end of terrace house which has recently undergone full redecoration, with the added benefit of off street parking for several cars, located with a multitude of shops & transport facilities at your fingertips.

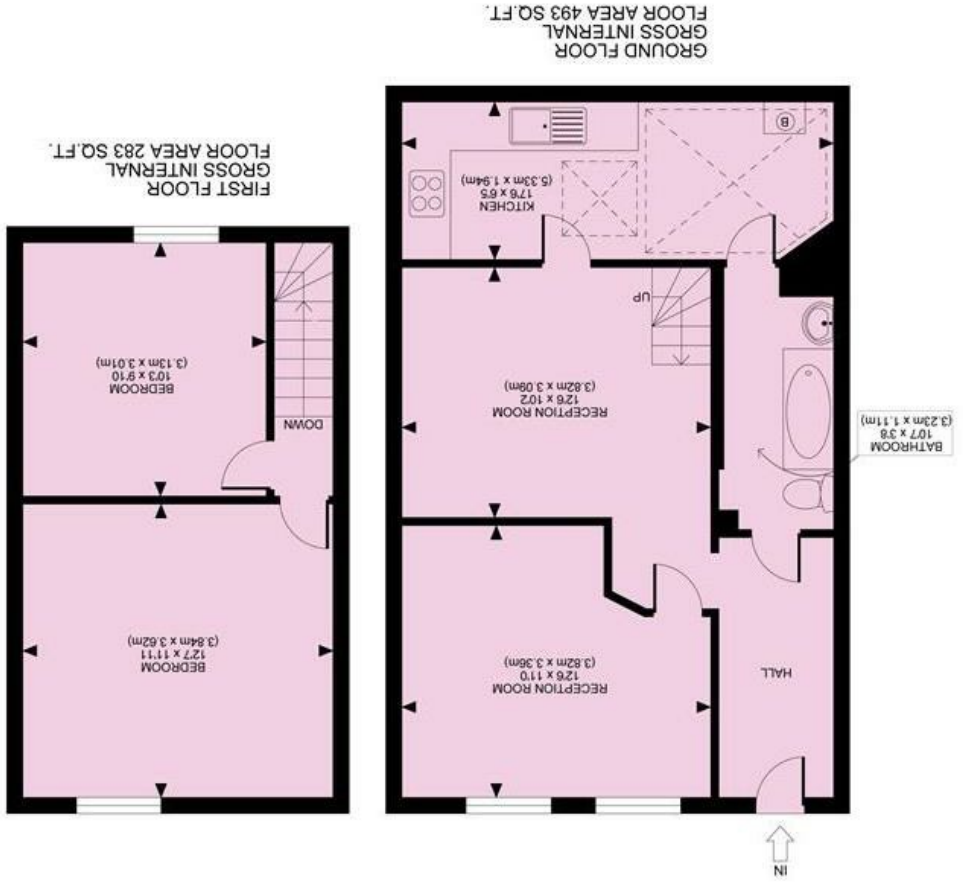
The property offers over 775sqft of living accommodation over two floors, comprising of three newly carpeted double bedrooms, spacious reception room leading on to modern fitted kitchen with dining area and fully tiled bathroom. Five minutes walk of Willesden Junction (Bakerloo Line) over & underground station, a variety of local shops, bars/cafes, restaurants and alternative transport links.

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HIGH STREET, NW1  
TOTAL APPROX FLOOR PLAN AREA 775 SQ.FT. (72 SQ.M.)



GROUND FLOOR  
GROSS INTERNAL  
FLOOR AREA 493 SQ.FT.

FIRST FLOOR  
GROSS INTERNAL  
FLOOR AREA 283 SQ.FT.

All measurements walls, doors, windows, fittings and their appliances, their size and locations are shown conventionally and are approximate only and cannot be regarded as being a representation either by the seller or his agent nor zentuvo  
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