



Viewings by appointment
0207 483 2611

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Dorman Way, NW8 oRU

£2,500 *fees apply



A brand-newly refurbished two-bedroom apartment with private balcony, modern separate kitchen and stylish shower room, set within a well-maintained development in NW8.

This bright and contemporary home offers a spacious reception room with wood flooring, recessed lighting and access to a private balcony with open views. The separate fitted kitchen features sleek cabinetry, integrated oven and hob, washing machine and generous storage. The modern tiled shower room is finished to a high standard with rainfall shower and vanity storage. The two bedrooms are well-proportioned and benefits from good natural light.

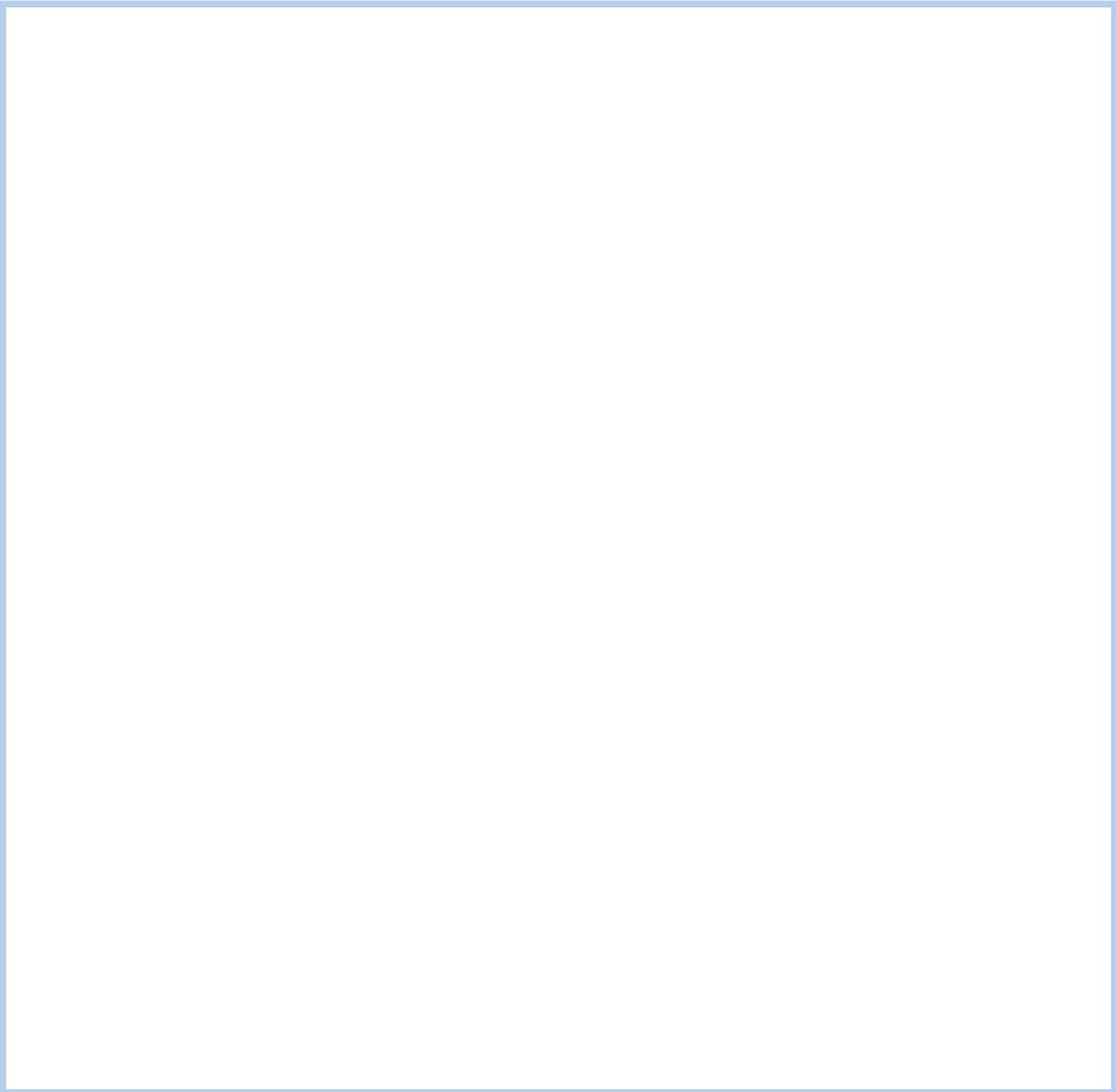
Ideally located close to local amenities and transport links, this property offers comfortable, modern living in a convenient North West London location.

Our agency are members of Property Mark, Client Money Protection and we hold an account with the Deposit Protection Scheme (ID number 1 8 7 0 9 7 4). Our trading name & registered office address is Wellington Estates Property Ltd, WorkLife, 174, Hammersmith Rd, London, W6 7JP company registration number 0 9 7 7 8 0 1 9 7. We charge no administration fees to tenants.

EPC rating: D
Tax band: C



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- Brand Newly Refurbished Flat • Duplex
- Available Unfurnished or Furnished



Energy Efficiency Rating		Environmental Impact (CO ₂) Rating	
	Current	Potential	
<i>Very energy efficient - lower running costs</i>			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
<i>Not energy efficient - higher running costs</i>			
England & Wales	EU Directive 2002/91/EC		

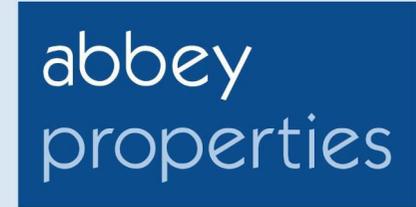
Energy Efficiency Rating		Environmental Impact (CO ₂) Rating	
	Current	Potential	
<i>Very environmentally friendly - lower CO₂ emissions</i>			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
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<i>Not environmentally friendly - higher CO₂ emissions</i>			
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*All Fees stated are inclusive of VAT
 (calculated at 20%)

Referencing Fee: £29.50 per applicant

Inventory/check-in fee: From £120 to £260 (dependent on the size of the property).

Administration fees: £107 per property

Important Notice

In accordance with the Property Misdescriptions Act (1991) we have prepared these particulars as a general guide to give a broad description of the property. They are not intended to constitute or form part of a contract. We have not carried out a structural survey and the services, appliances and specific fittings have not been tested. All measurements, photographs, virtual tours, floor plans and distances mentioned are given as a guide and should not be relied on. Details of lease, service charge and ground rent are given as a guide and should be confirmed by your solicitor prior to exchange of contracts. The copyright of these property particulars remain exclusive property of Abbey Properties.

