



1 Bedroom  
Lichfield Road, NW2

 **Portland**  
Trusted, every step of the way

£1,695 PCM

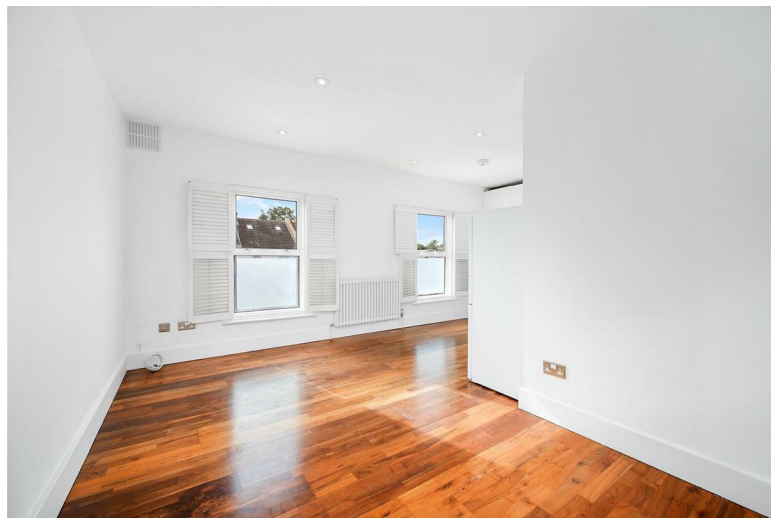
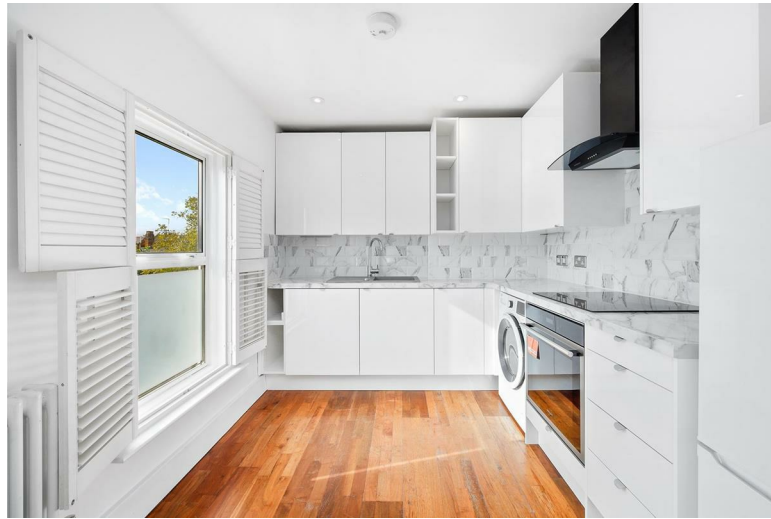
As soon as you step into the apartment, you'll notice the open-plan layout that maximizes space and natural light. The living area effortlessly flows into the newly renovated kitchen, creating an adaptable and welcoming ambience. The property features a spacious bedroom with newly fitted carpets and a modern bathroom.

The apartment is available as partly furnished, with essential furniture provided to ensure a comfortable living experience. This gives you the freedom to add your personal touch and furnish the space to your liking.

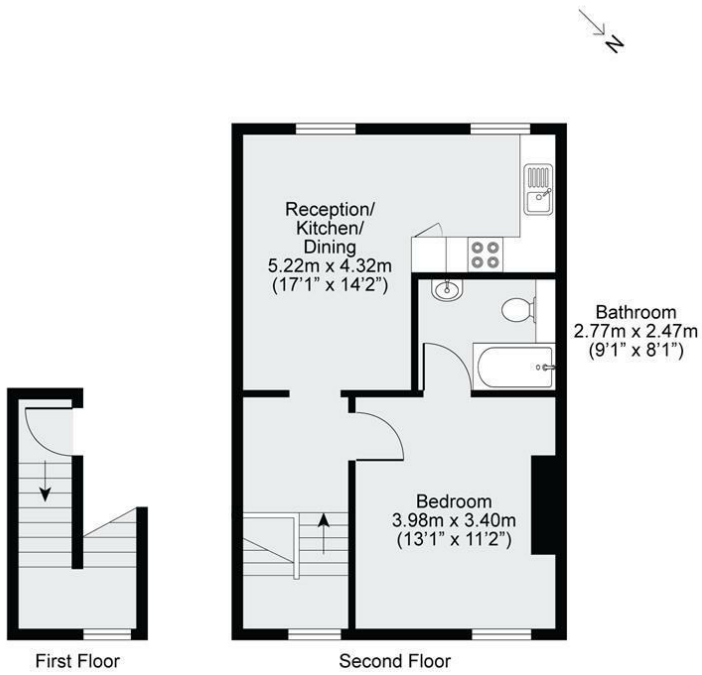
In terms of local amenities, residents will find themselves within close proximity to a range of shops, supermarkets, cafes, and restaurants. These amenities provide everyday essentials and a variety of dining options, making it convenient to meet your daily needs and enjoy the local community.

Located just a short distance from the nearest station, this property offers convenient access to public transportation. Cricklewood Thameslink Station is approximately 0.1 miles away, ensuring easy commuting and connectivity to other parts of the city.

- REFURBISHED
- Close Proximity To Station
- Open Plan Kitchen
- Part-Furnished
- EPC- C
- New Carpets
- New Appliances

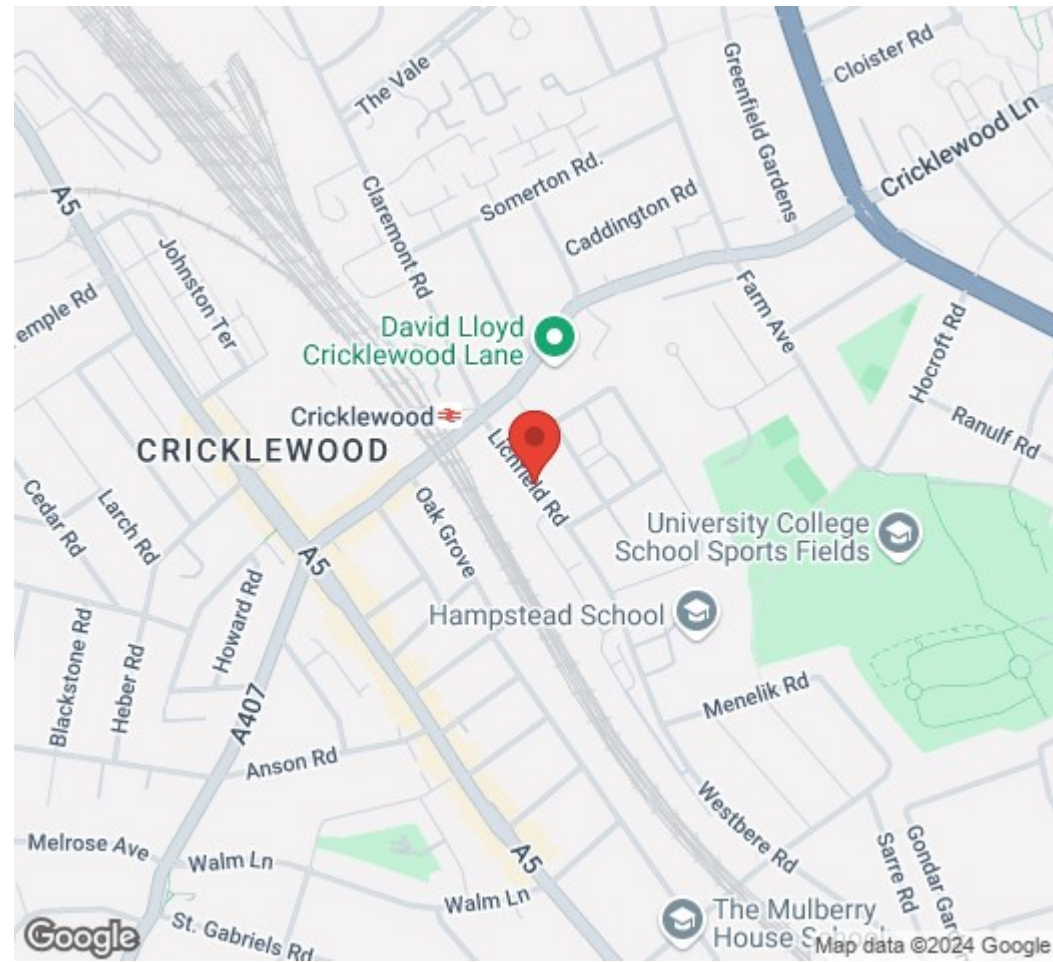






GROSS INTERNAL AREA: 50.0sqm / 538.2sqft  
TOTAL STORAGE SPACE: 0.0sqm / 0.0sqft  
EXTERNAL STRUCTURAL FEATURES: 0.0sqm / 0.0sqft  
RESTRICTED HEAD HEIGHT: 0.0sqm / 0.0sqft

Disclaimer: Floorplan measurements are approximate and are for illustrative purposes only. While we do not doubt the floorplan accuracy and completeness, you or your advisors should conduct a careful, independent investigation of the property in respect of monetary valuation.



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Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) <b>A</b>			
(81-91) <b>B</b>			
(69-80) <b>C</b>			
(55-68) <b>D</b>			
(39-54) <b>E</b>			
(21-38) <b>F</b>			
(1-20) <b>G</b>			
Not energy efficient - higher running costs			
<b>England &amp; Wales</b>	EU Directive 2002/91/EC	77	79

Environmental Impact (CO <sub>2</sub> ) Rating		Current	Potential
Very environmentally friendly - lower CO <sub>2</sub> emissions			
(92 plus) <b>A</b>			
(81-91) <b>B</b>			
(69-80) <b>C</b>			
(55-68) <b>D</b>			
(39-54) <b>E</b>			
(21-38) <b>F</b>			
(1-20) <b>G</b>			
Not environmentally friendly - higher CO <sub>2</sub> emissions			
<b>England &amp; Wales</b>	EU Directive 2002/91/EC		