



## 12 Quay Walk , Wembley HA0 1BE

- One-Bedroom One-Bathroom Apartment
- 10-Minute Walk To Stonebridge Park Station
- Excellent Transport Links To Central London
- Close To Shops, Cafés, And Green Spaces
- Open-Plan Living Area
- Large Windows Providing Natural Light
- Bakerloo Line & Overground
- EPC-B

**£1,950 PCM**

Local Authority **Brent**  
Council Tax Band **New Build**  
EPC Rating **B**

WATERVIEW HOUSE  
1 BEDROOM  
SECOND FLOOR  
SOLD

Kitchen / Dining / Living Room	4.01m x 7.32m	13'2" x 24'8"
Bedroom	3.00m x 4.06m	9'10" x 13'4"
Internal Area	55 sq m	590 sq ft
Balcony	5.38m x 1.80m	17'8" x 5'11"
Total Area	62 sq m	669 sq ft

PLANS  
INTERIORS  
VIEWS  
SPECIFICATION



Floorplans are scaled individually to fit the page and are not necessarily shown at the same scale as other plans. Floorplans shown for Grand Union are for approximate measurements only. Exact layouts and sizes may vary. All measurements may vary within a tolerance of 5%. The dimensions are not intended to be used for carpet sizes, appliance sizes or items of furniture. Furniture layouts are indicative only. Kitchen layout indicative only. Please ask Sales Consultant for further information.

**London Office Office**  
Spaces Victoria, 25 Wilton Road, Pimlico,  
London, SW1V 1LW

**Contact**  
020 3084 3094  
XL@londonvictoriagroups.co.uk  
www.londonvictoriagroups.co.uk

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and for general guidance purposes only and whilst every care has been taken to ensure accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements.



VIEWS ONTO THE  
CANALSIDE GARDENS  
AND THE BOULEVARD

