

HUNTERS

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Sidmouth Road, NW2

Guide Price £600,000



A well proportioned three bedroom apartment, entered via carriage driveway, with entry-phone access and stylish lift. Clarendon Court is an impressive mansion building that offers large rear communal lawns, a stone's throw away from shops, and numerous transport facilities.

The property offers a generous 1303sq ft of living/entertaining space with a sizable reception room and a family bathroom with guest W.C as well as a separate kitchen.

Fantastic transport links with access to Willesden Green Station (0.5 miles), Kensal Rise Station (0.6 miles) & Brondesbury Park Station (0.7 miles). The property has a lease in excess of 900 years and is sold chain free.

223 West End Lane, West Hampstead, London, NW6 1XJ | 0207 431 4777
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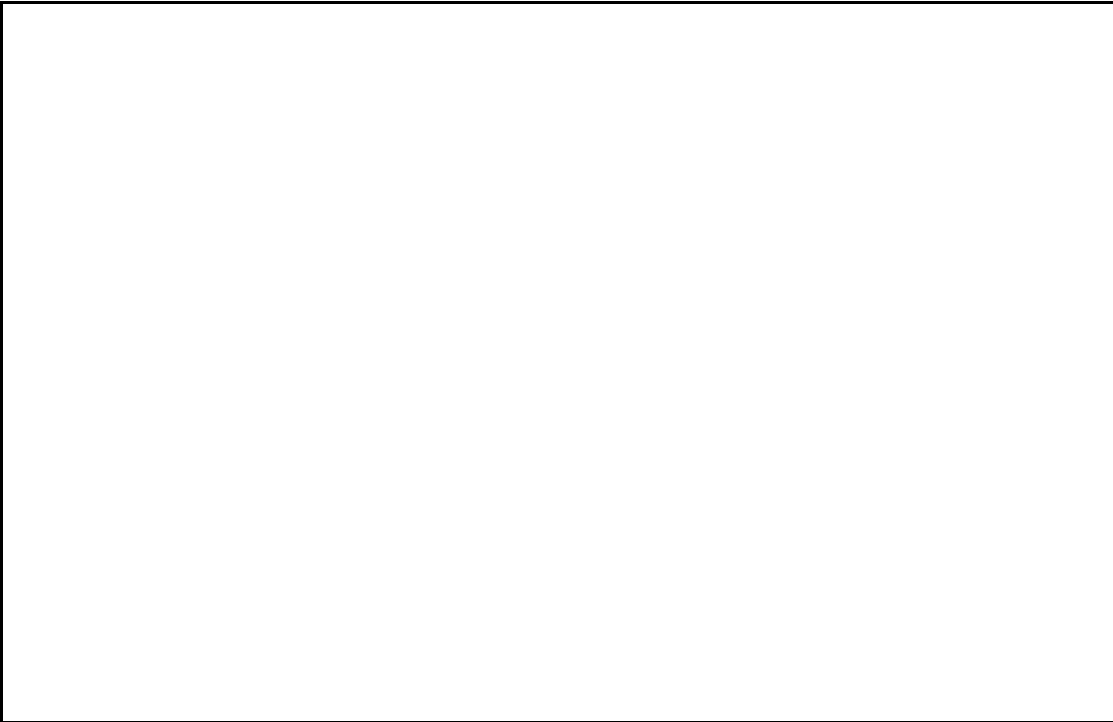
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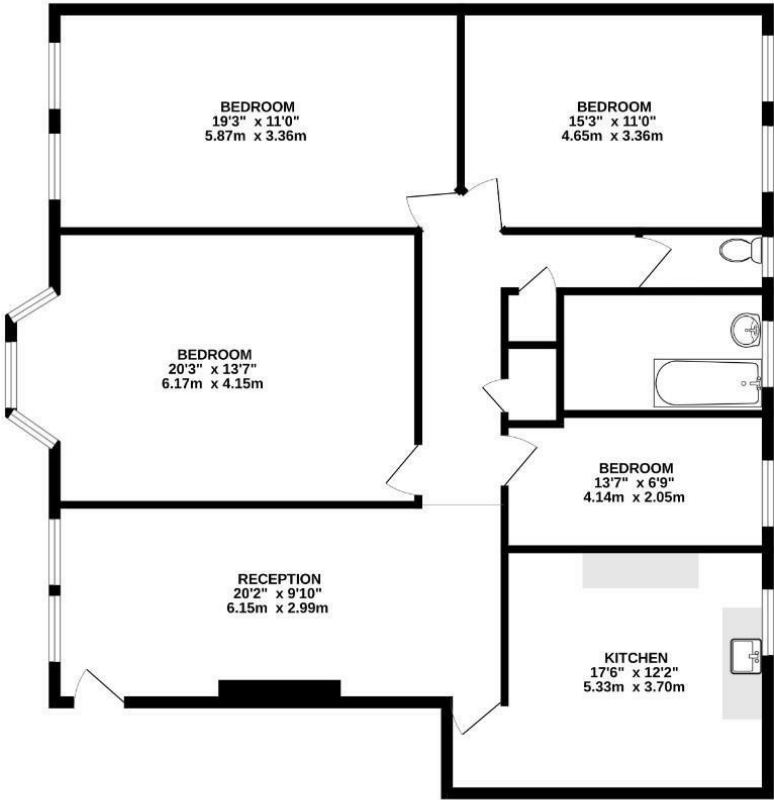
KEY FEATURES

- Three bedroom apartment
- Well maintained lift serviced building
- 1300 sq.ft of internal accommodation
 - Requires some updating
 - Sold Chain free
 - Communal grounds

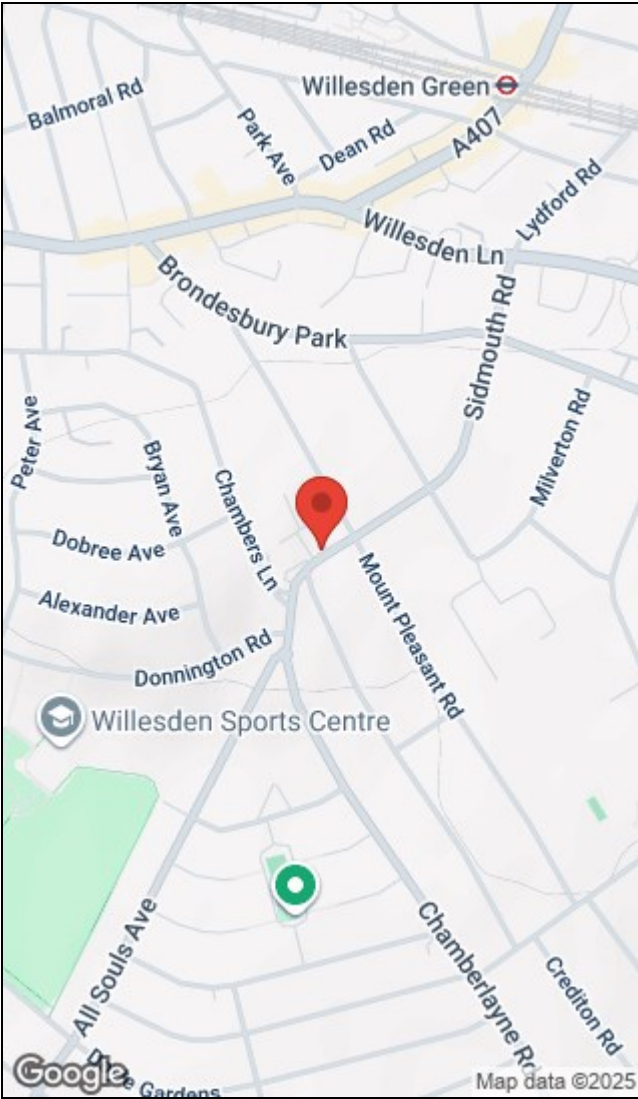




SECOND FLOOR
1303 sq.ft. (121.1 sq.m.) approx.



TOTAL FLOOR AREA: 1303 sq.ft. (121.1 sq.m.) approx.
Whilst every attempt has been made to ensure the accuracy of the foregoing contained facts, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
Made with Metrepx (2025)



Energy Efficiency Rating			Environmental Impact (CO ₂) Rating		
	Current	Potential		Current	Potential
Very energy efficient - lower running costs			Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A			(92 plus) A		
(81-91) B			(81-91) B		
(69-80) C			(69-80) C		
(55-68) D			(55-68) D		
(39-54) E			(39-54) E		
(21-38) F			(21-38) F		
(1-20) G			(1-20) G		
Not energy efficient - higher running costs			Not environmentally friendly - higher CO ₂ emissions		
		85		54	85
EU Directive 2002/91/EC			EU Directive 2002/91/EC		
England & Wales			England & Wales		

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