



## 11 Dickens Court, Byron Road, Wembley, HA0 3PF

\*A WELL PRESENTED ONE BEDROOM FIRST FLOOR FLAT\* We are delighted to bring to the market this good size property conveniently located for North Wembley Bakerloo line tube station, the highly regarded East Lane Primary School & Wembley High Technical College.

This superb chain free property, briefly comprises of a large open plan kitchen / living room, a double bedroom and a family bathroom. Further benefits include a good size balcony, communal gardens and off street parking to the rear.

We strongly feel this property would suite first time buyers and also the buy to let market, providing a purchaser with the perfect opportunity to capitalise on the huge demand for rental properties within the area.

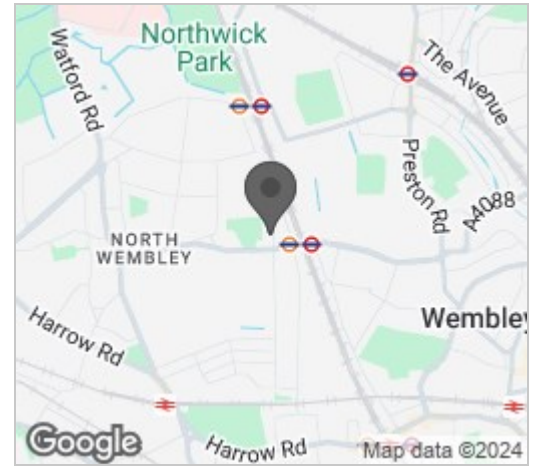
- ONE BEDROOM FLAT
- PURPOSE BUILT BLOCK
- FIRST FLOOR
- OPEN PLAN KITCHEN
- PARKING
- COMMUNAL GARDENS
- BAKERLOO LINE
- CHAIN FREE SALE

**£275,000**

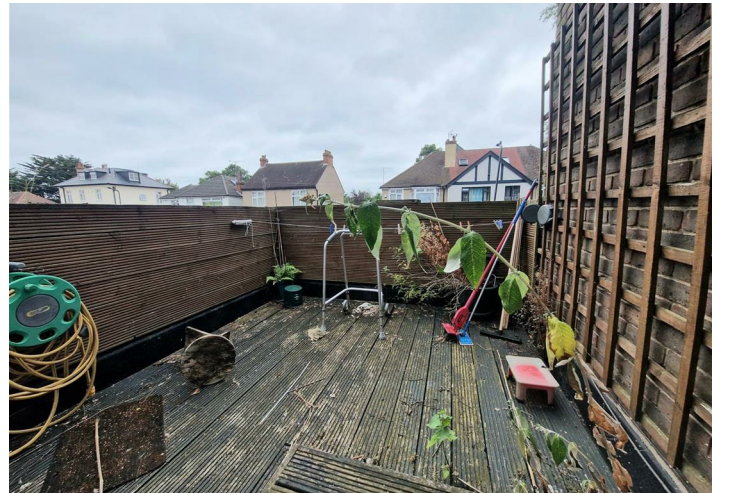
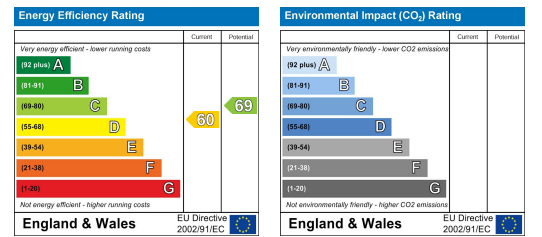
## Floor Plan



## Area Map



## Energy Efficiency Graph



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.