



## Kilburn Park Road, NW6

Leasehold - £849,950

For Sale is this well-presented three-bedroom Garden flat offering 1,017 sq ft of living accommodation, set within a modern purpose-built block.

The bright and airy property features a spacious reception room, a dining area extending from the integrated kitchen with doors leading onto a generously sized 26 ft private garden. The 13 ft main double bedroom also offers access to the terrace area and includes mirrored fitted wardrobes and a modern en-suite shower room. There are two further double bedrooms with terrace access and a modern three-piece bathroom. Additional benefits include a spacious entrance hall with fitted cupboards, wooden flooring with underfloor heating throughout, an underground parking space, and well-maintained communal gardens.

Kilburn Park Road is ideally located close to the amenities of Portobello Market and the cafés, restaurants, and bars of Queens Park and Maida Vale. There are also numerous recreational facilities including Paddington Recreation Ground. Transport links include Kilburn Park (Jubilee - Zone 2), Queen's Park (Bakerloo & Lioness Zone 2) and Maida Vale (Bakerloo - Zone 2).



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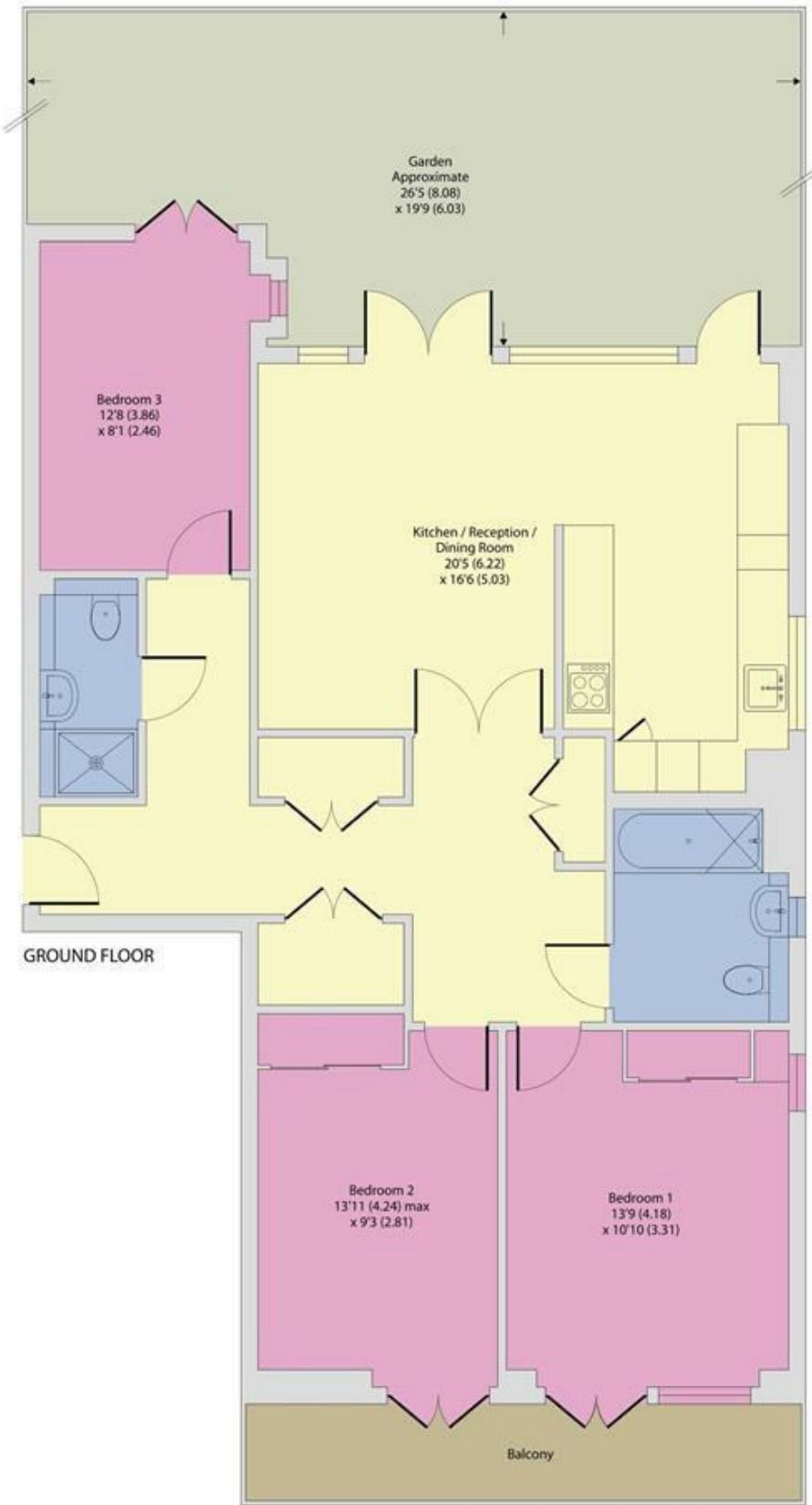




Kilburn Park Road, London, NW6

Approximate Area = 1017 sq ft / 94.4 sq m

For identification only - Not to scale



EPC: B

Ref: 19525067



Floor plan produced in accordance with RICS Property Measurement 2nd Edition,  
Incorporating International Property Measurement Standards (IPMS2 Residential). © ntchecom 2025.  
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