



We are pleased to bring to market this wonderful opportunity for someone to purchase & revive this wonderful three bedroom semi detached family home offered Chain Free

- **The property is situated on a quiet Cul De Sac**
- **Large front garden can potentially accommodate two off street parking spots (STPP)**
- **Decent size back garden even if the property is extended will still have a nice size garden**
- **Extremely family orientated road**



Ground Floor
Area: 561 ft² ... 52.1 m²

First Floor
Area: 535 ft² ... 49.7 m²

Elm Close NW4
Total Area: 1096 ft² ... 101.8 m²
All measurements are approximate and for display purposes only

Energy Efficiency Rating

	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92+) A		
(81-91) B		86
(69-80) C		
(55-68) D		
(39-54) E	44	
(21-38) F		
(1-20) G		
<i>Not energy efficient - higher running costs</i>		
England, Scotland & Wales		EU Directive 2002/91/EC



Address: Elm Close, NW4