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Churchill&Mathesons

Inman Road, London, NW10 9JT

Offers In Excess Of £275,000 Leasehold

KEY FEATURES:

- GARDEN FLAT
- SOUTH FACING GARDEN
- 2 BEDROOM
- 1 BATHROOM
- 1 RECEPTION
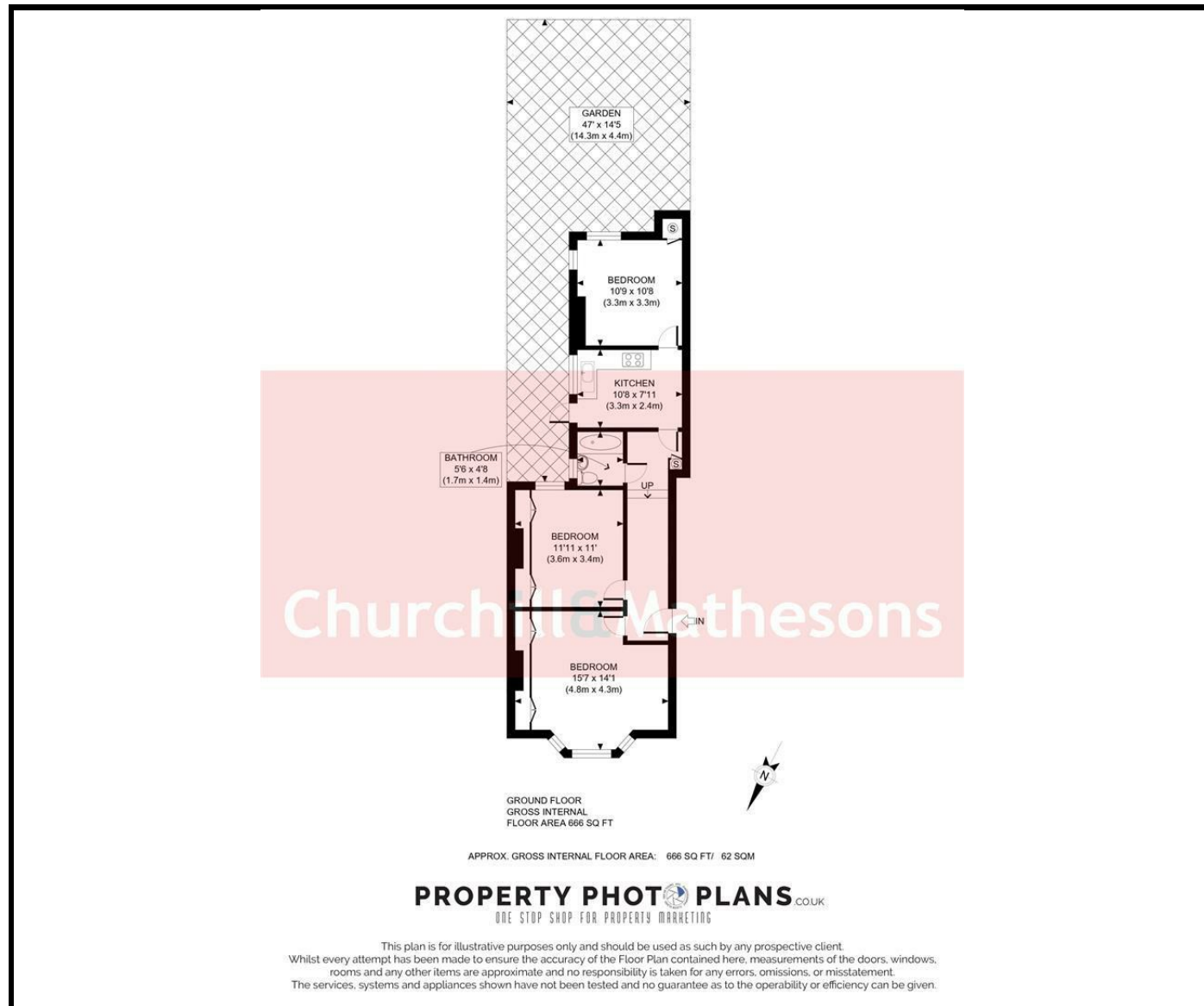- 0.5 MILES TO HARLESDEN STATION

BLACK FRIDAY SALE, REDUCED TO SELL

Welcome to this 666sqft garden flat located on Inman Road in London, NW10. This delightful period flat that needs modernizing, boasts a cosy reception room with a bay window, two bedrooms and a well-maintained bathroom, ensuring convenience and comfort for its residents. The good size garden is south facing and is perfect for outdoor entertaining.

Whether you are looking for your first home or a rental investment on a tree lined road, this property has much to offer.

Situated in a vibrant area of London, NW10, this property provides easy access to local amenities, Harlesden Station.

Contact us today to arrange a viewing and discover the potential this property holds for you.

GARDEN
47' x 14'5
(14.3m x 4.4m)

BEDROOM
10'9 x 10'8
(3.3m x 3.3m)

KITCHEN
10'8 x 7'11
(3.3m x 2.4m)

BATHROOM
5'6 x 4'8
(1.7m x 1.4m)

UP

BEDROOM
11'11 x 11'
(3.6m x 3.4m)

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BEDROOM
15'7 x 14'1
(4.8m x 4.3m)

GROUND FLOOR
GROSS INTERNAL
FLOOR AREA 666 SQ FT

APPROX. GROSS INTERNAL FLOOR AREA: 666 SQ FT/ 62 SQM

PROPERTY PHOTO PLANS.CO.UK
ONE STOP SHOP FOR PROPERTY MARKETING

This plan is for illustrative purposes only and should be used as such by any prospective client.
Whilst every attempt has been made to ensure the accuracy of the Floor Plan contained here, measurements of the doors, windows,
rooms and any other items are approximate and no responsibility is taken for any errors, omissions, or misstatement.
The services, systems and appliances shown have not been tested and no guarantee as to the operability or efficiency can be given.

Energy Efficiency Rating

		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C			72
(55-68) D		57	
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			

England & Wales EU Directive 2002/91/EC

Environmental Impact (CO$_2$) Rating

		Current	Potential
Very environmentally friendly - lower CO2 emissions			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not environmentally friendly - higher CO2 emissions			

England & Wales EU Directive 2002/91/EC

Whilst every effort is made to give a fair description, the accuracy of these particulars is not guaranteed, neither do they constitute an offer or contract.

CHURCHILL & MATHESONS ESTATE AGENTS have not tested any apparatus, equipment, fitting or services and so cannot verify that they are in working order. The buyer is advised to obtain verification from their solicitor or surveyor. Measurements are correct to within+/-6 A sonic tape is used. None of the statements contained in these particulars or any of our properties are to be relied upon as a representation of fact.