

Wesley Avenue, London, NW10 7BN

Asking Price £735,000 Freehold



**KEY FEATURES:**

- 1717 SQFT FREEHOLD
- 5 BEDROOMS
- 3 BATHROOMS
- FULLY EXTENDED
- OFF STREET PARKING X2
- MODERN FINISHES
- QUIET LOCATION

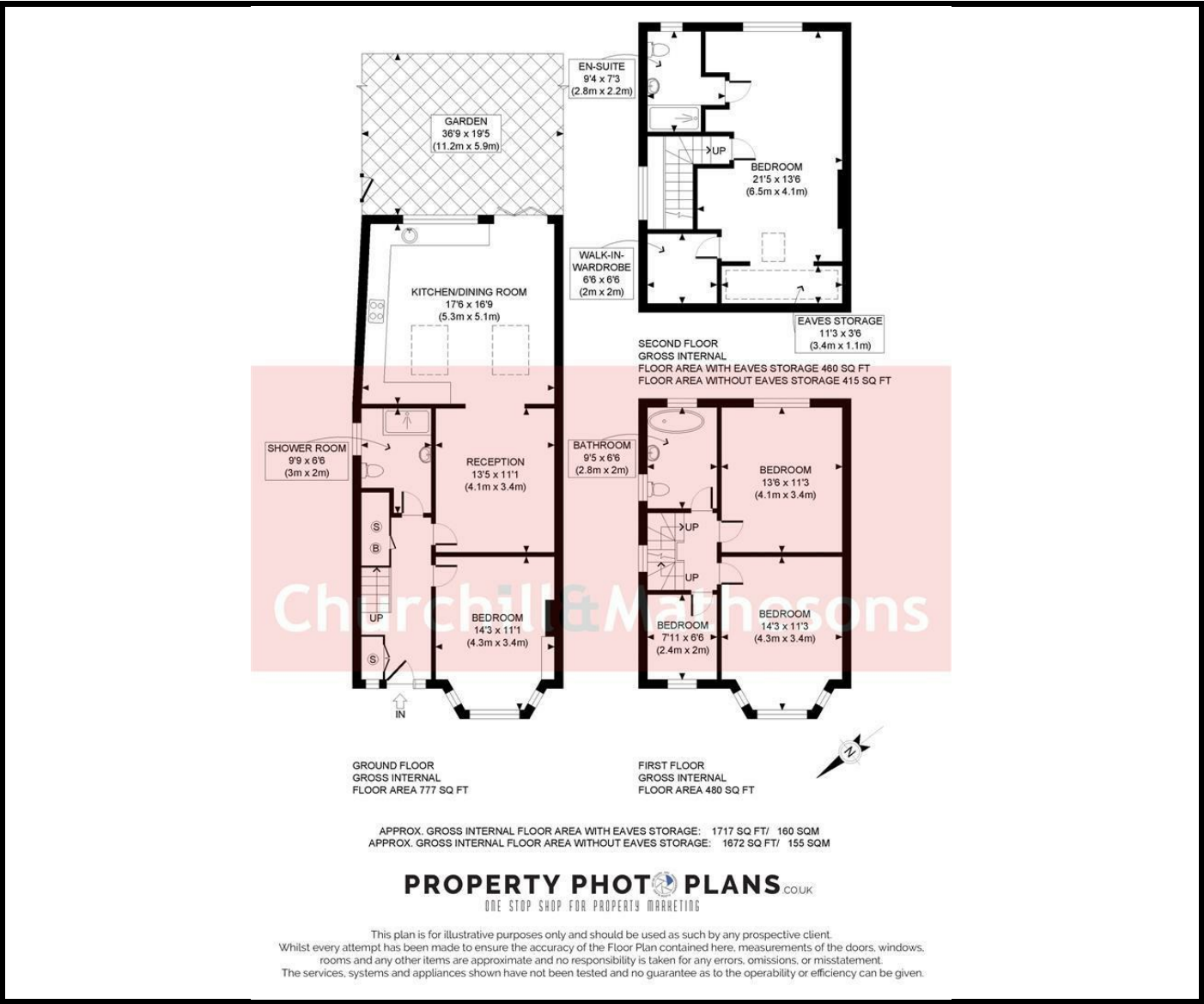
Nestled on the charming Wesley Avenue, NW10, this splendid end-terrace house has a blend of solid wood and tiled floors offering modern living and comfort. Spanning an impressive 1,717sqft, the property boasts 5 bedrooms, (Main en-suite with walk in wardrobe) or 4 bedrooms and a study as well as 2 further bathrooms one on each floor.

The heart of the home is undoubtedly the modern bespoke integrated open-plan kitchen/diner, which has been thoughtfully extended to create a bright and airy space perfect for both cooking and entertaining. This contemporary design seamlessly flows both into a reception area and out onto a good size garden with side access ensuring that family gatherings and social events are a delight.

Parking is a breeze with space for 2 vehicles, a valuable asset in this bustling city. The house is in good condition, allowing you to move in with ease and start enjoying your new home right away.

With its modern amenities, spacious layout, and convenient location close to great schools it presents a fantastic opportunity for a family looking to settle in London. Do not miss the chance to make this delightful home your own.





Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(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 <sub>2</sub> ) Rating		
	Current	Potential
Very environmentally friendly - lower CO <sub>2</sub> emissions		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
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Not environmentally friendly - higher CO <sub>2</sub> emissions		
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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.