



phillip shaw
estate agents

7 District Road, Wembley

Guide Price £399,950



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Wembley, Wembley

Ground floor 2-bed maisonette in prime location. Spacious with main bedroom & fitted wardrobes, shower room, separate WC. Bright reception, dine area & fully fitted kitchen. Second bedroom, patio, garden. Ideal blend of functionality & comfort. 151-year lease with share of freehold. Close to rail & tube stations.

Council Tax band: C

Tenure: Leasehold

EPC Energy Efficiency Rating: D

EPC Environmental Impact Rating: D

- 2 Bed Maisonette



District Road, HA0 2LE

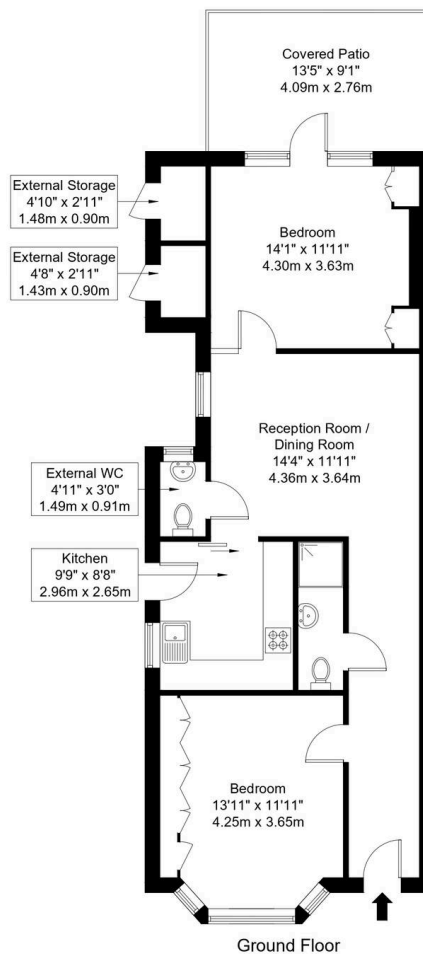
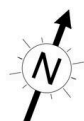
Approx Gross Internal Area = 66.94 sq m / 721 sq ft

Covered Patio = 11.29 sq m / 122 sq ft

External Storage = 2.71 sq m / 29 sq ft

External WC = 1.36 sq m / 15 sq ft

Total = 82.3 sq m / 872 sq ft



Ref :

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The Floor plan is not to scale and measurements and areas shown are approximate and therefore should be used for illustrative purposes only. The plan has been prepared in accordance with the RICS code of Measuring Practice and whilst we have confidence in the information produced it must not be relied on. Maximum lengths and widths are represented on the floor plan.

If there is any aspect of particular importance, you should carry out or commission your own inspection of the property.

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