

Granville Road London, NW2



- Two Bedrooms
- Open Plan kitchen
- Lift
- Two Bathrooms
- Secure Gated Parking
- Chain Free

Set within a well-maintained purpose-built block with lift access, this bright and spacious first-floor apartment offers modern living in a highly convenient location.

The property comprises two generously sized bedrooms, including a master bedroom with en-suite shower room, a family bathroom, and a good size fitted kitchen. The reception room is well-proportioned and features a Juliet balcony, allowing plenty of natural light throughout.

Additional benefits include ample built-in storage, secure gated parking, and well-kept communal areas.

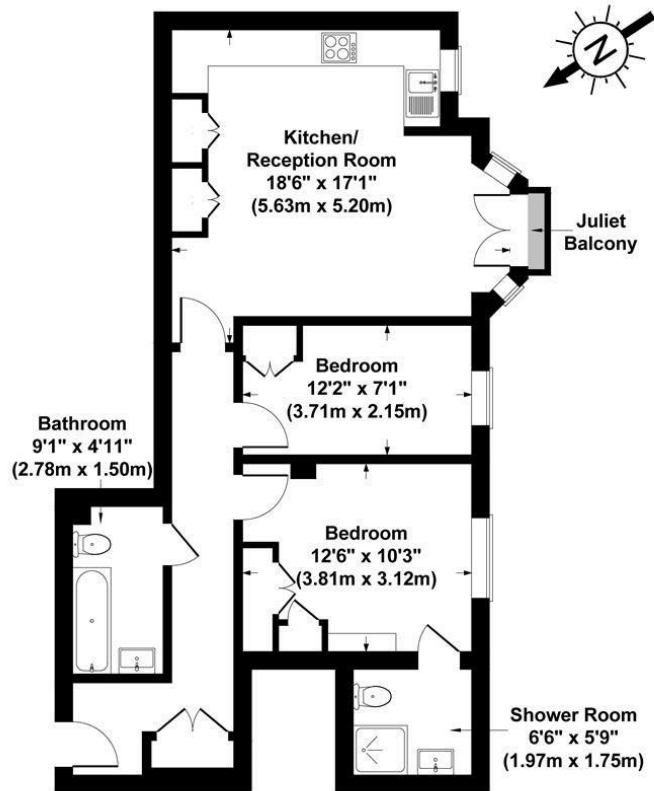
Ideally situated close to Golders Green Station, parks and a wide range of local shops, cafes, and amenities.

Offered chain free.

Asking price £450,000



Groewood House Granville Road NW22DU
Gross Internal Area 700 sq ft / 65 sq meters



First Floor

All measurements of walls, doors, windows, fittings and appliances, including their size and location, are shown as standard sizes and therefore cannot be regarded as a representation by the seller.

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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		
	80	81
England & Wales	EU Directive 2002/91/EC	

Environmental Impact (CO ₂) Rating		
	Current	Potential
Very environmentally friendly - lower CO ₂ 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 CO ₂ emissions		
England & Wales	EU Directive 2002/91/EC	