



## **Brookline Building, 49 Fulton Road, Wembley, HA9 0TF**

**£630 Per Week**

FULTON & FIFTH IN WEMBLEY HA9

TWO BED, TWO BATH ON THE 15TH FLOOR  
NORTH EAST FACING CORNER UNIT

SET OVER 700 SQUARE FEET WITH A NORTH/EAST FACING BALCONY WITH EXCELLENT FAR REACHING VIEWS

IN OUR OPINION THIS IS WEMBLEY'S MOST LUXURIOUS NEW DEVELOPMENT YET WITH AMENITIES SUCH AS SWIMMING POOL, GYM, YOGA STUDIO, CINEMA, CO WORKING AREAS, GOLF SIMULATOR, GAMES ROOM & 24 HOUR CONCIERGE

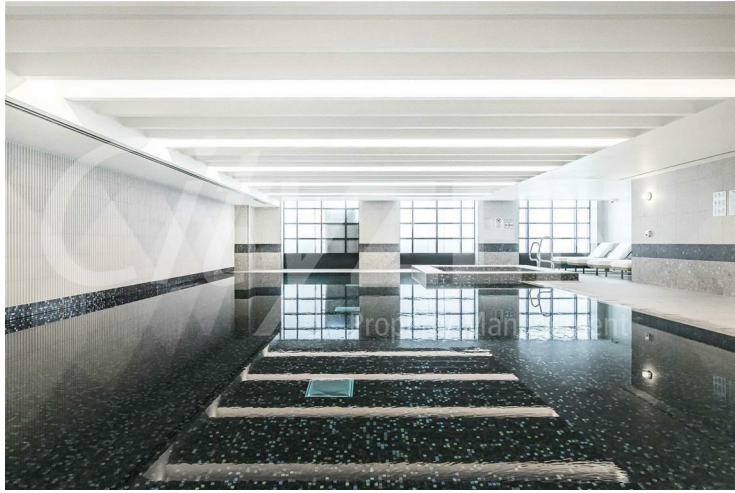
HIGH END SPECIFICATION

WALK TO BOX PARK, STADIUM AND WEMBLEY CENTRAL AND WEMBLEY PARK STATIONS.

- FULTON & FIFTH, WEMBLEY HA9
- WEMBLEY'S MOST LUXURIOUS NEW DEVELOPMENT
- FACILITIES INC SWIMMING POOL, GYM, YOGA STUDIO & CINEMA
- ON SITE CO WORKING SPACE, GOLF SIMULATOR, GAMES ROOM & CAFE
- CLOSE TO BOX PARK & STADIUM
- CLOSE TO WEMBLEY PARK & WEMBLEY CENTRAL STATIONS
- TWO BED TWO BATH APARTMENT
- NORTH EAST FACING CORNER UNIT
- LOCATED ON THE 15TH FLOOR
- NORTH & EAST FACING VIEWS FROM BALCONY



## Brookline Building, 49 Fulton Road, Wembley, HA9 0TF



RESIDENTS SWIMMING POOL



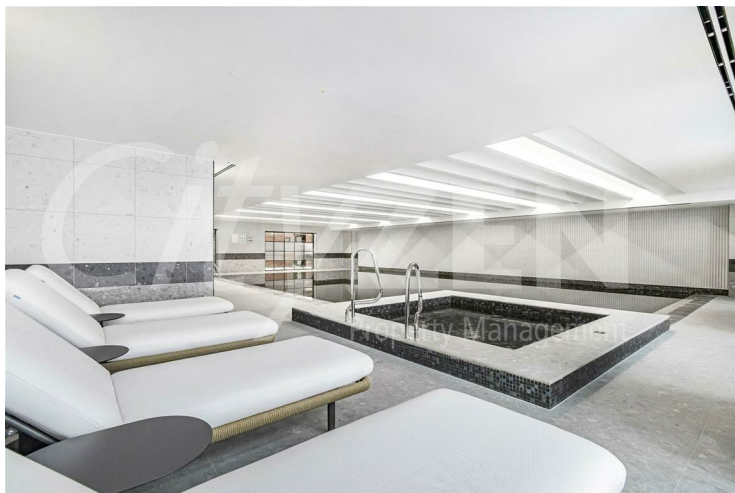
RESIDENTS SWIMMING POOL



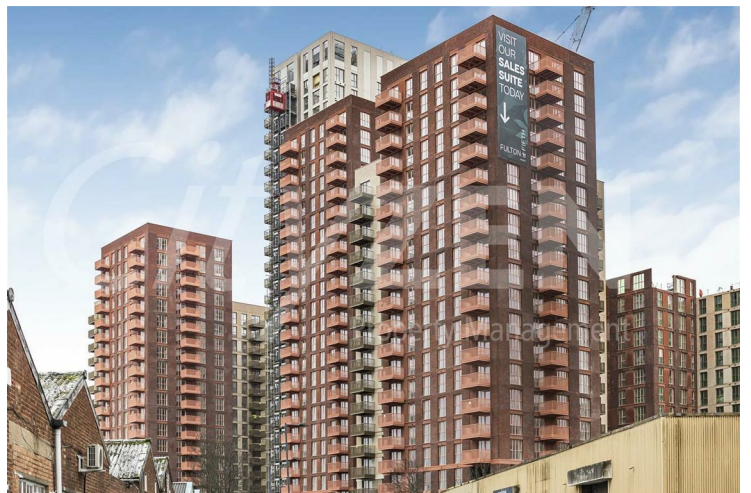
RESIDENTS GYM



RESIDENTS CINEMA



RESIDENTS POOL & HOT TUB



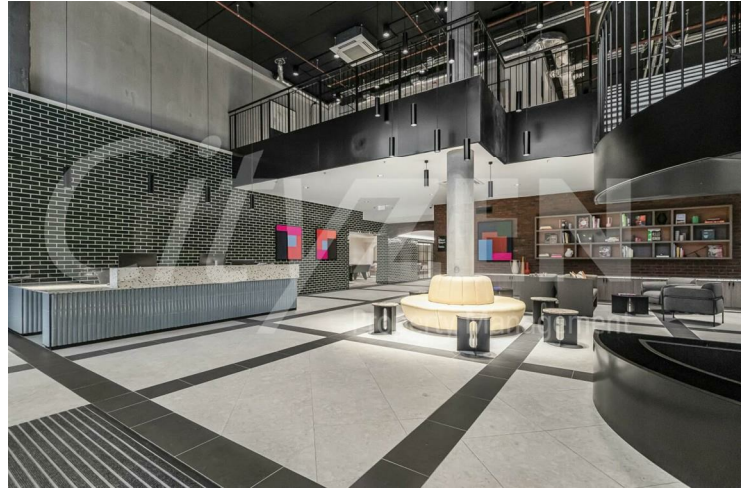
FULTON & FIFTH



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FULTON & FIFTH



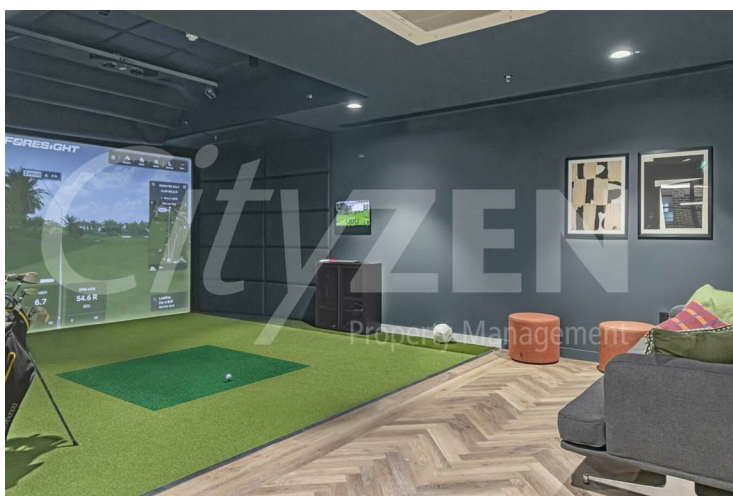
SUPER LOBBY



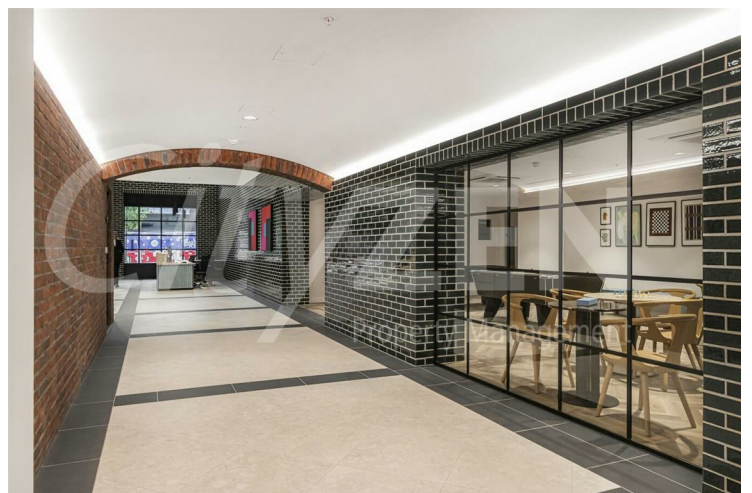
RESIDENTS GAMES ROOM



SUPER LOBBY



RESIDENTS GOLF ROOM



COMMUNAL AREAS



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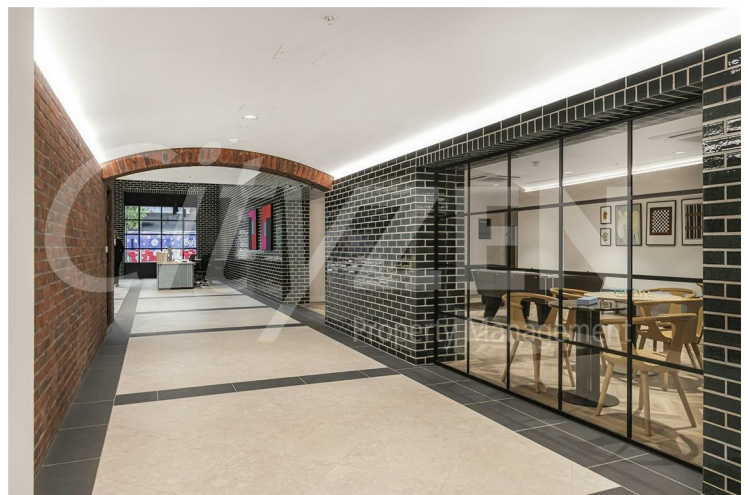
RESIDENTS GAMES ROOM



COMMUNAL AREAS



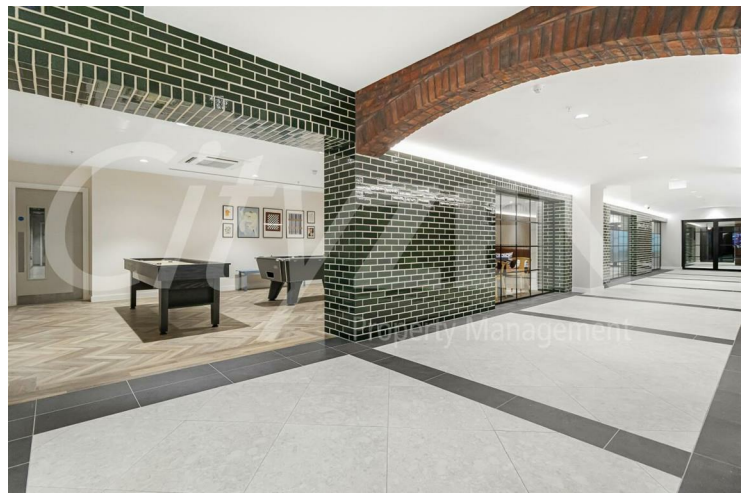
RESIDENTS GAMES ROOM



COMMUNAL AREAS



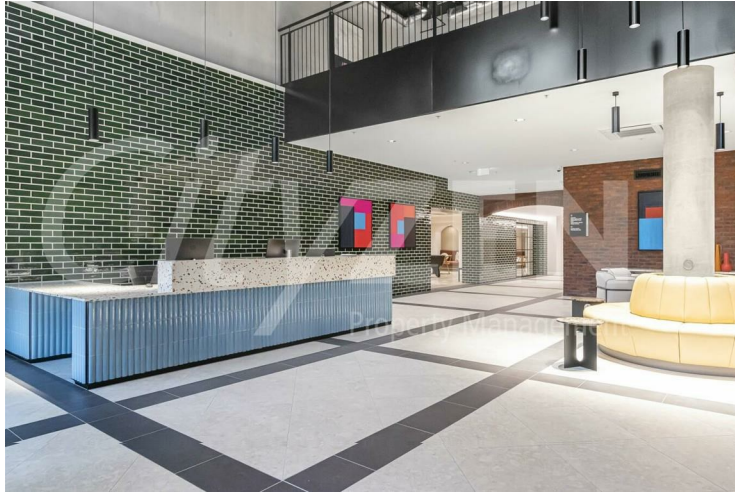
RESIDENTS GAMES ROOM



COMMUNAL AREAS



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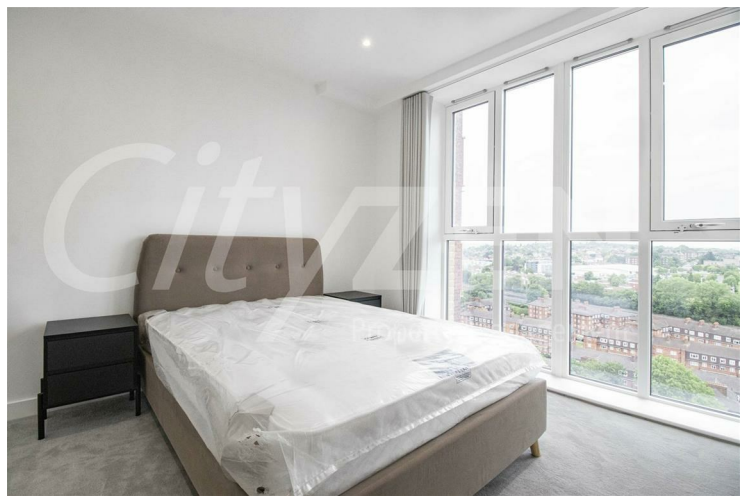
**SUPER LOBBY**



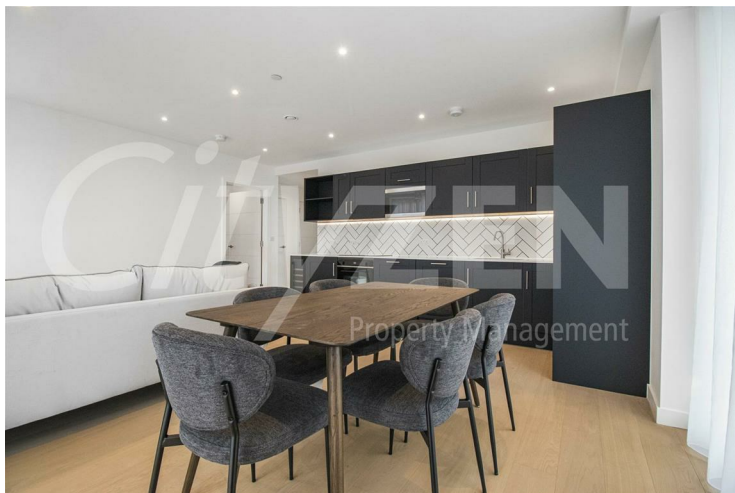
**KITCHEN**



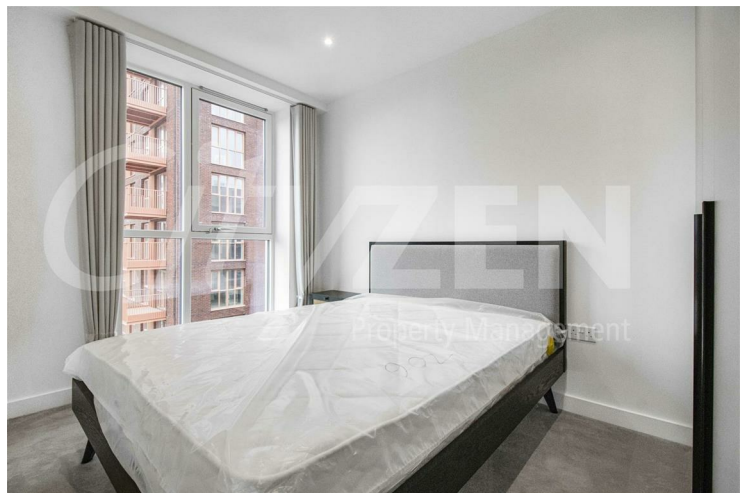
**RECEPTION**



**BEDROOM**



**RECEPTION/KITCHEN**



**BEDROOM**



## Brookline Building, 49 Fulton Road, Wembley, HA9 0TF



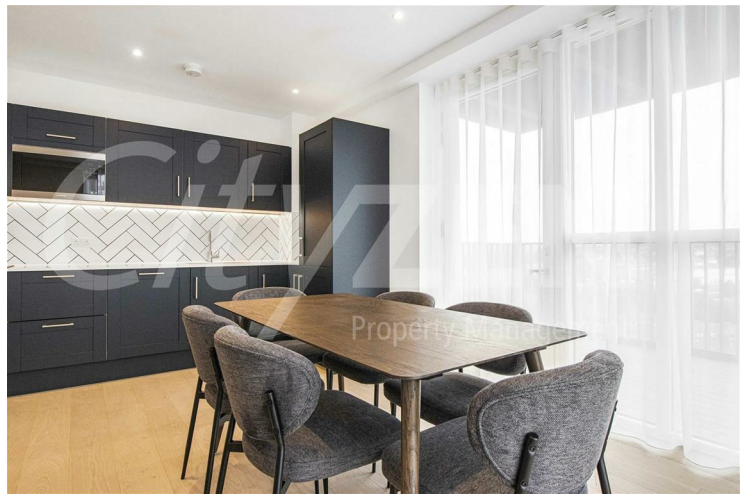
RECEPTION



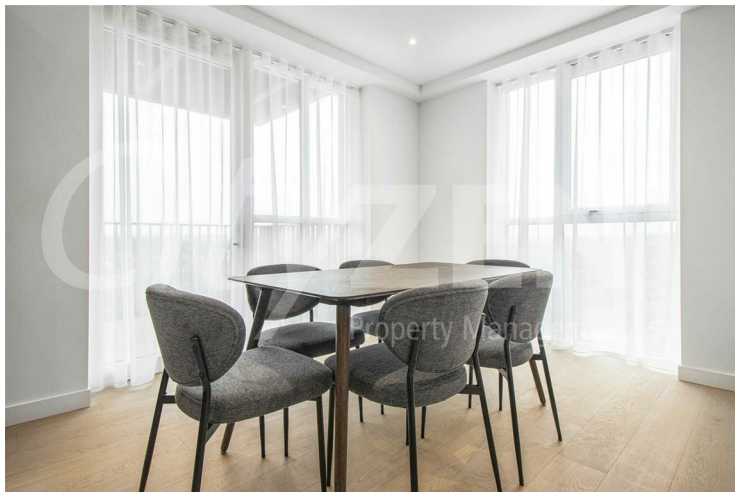
RECEPTION



KITCHEN



KITCHEN/RECEPTION



RECEPTION



RECEPTION



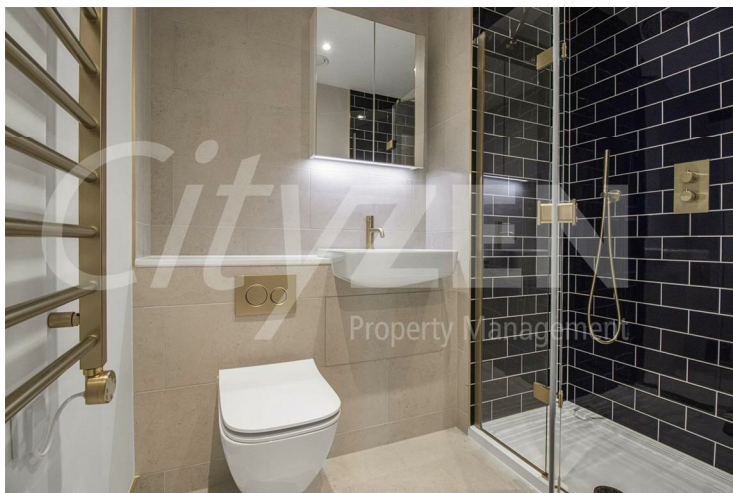
## Brookline Building, 49 Fulton Road, Wembley, HA9 0TF



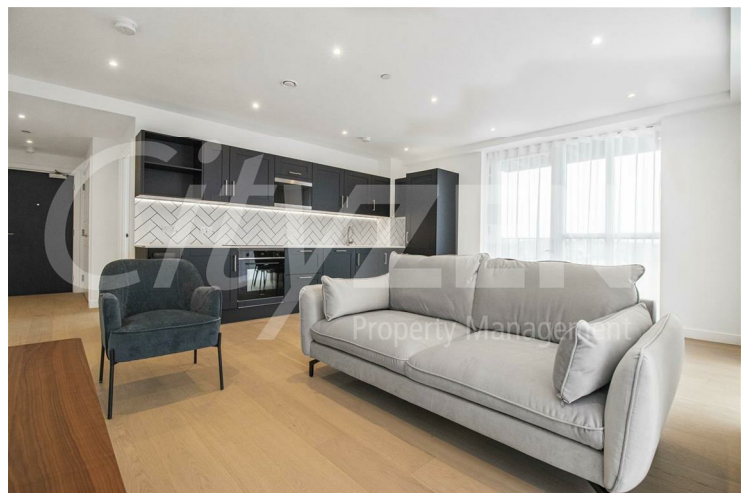
BEDROOM



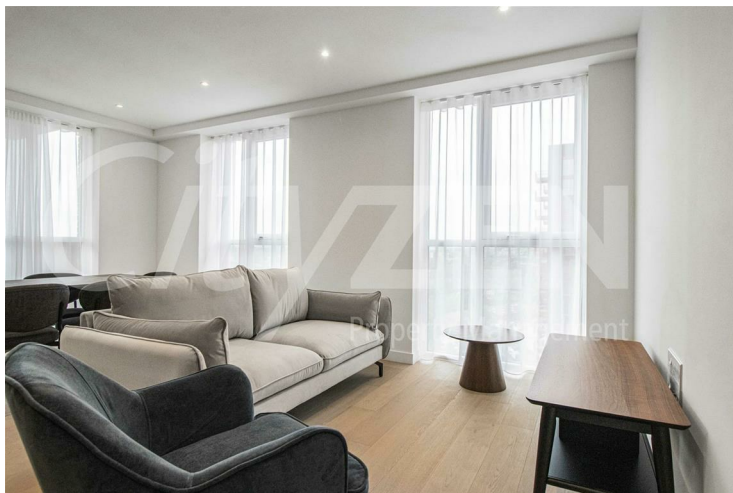
RECEPTION



EN-SUITE



RECEPTION



RECEPTION



KITCHEN



## Brookline Building, 49 Fulton Road, Wembley, HA9 0TF



HALLWAY



BATHROOM



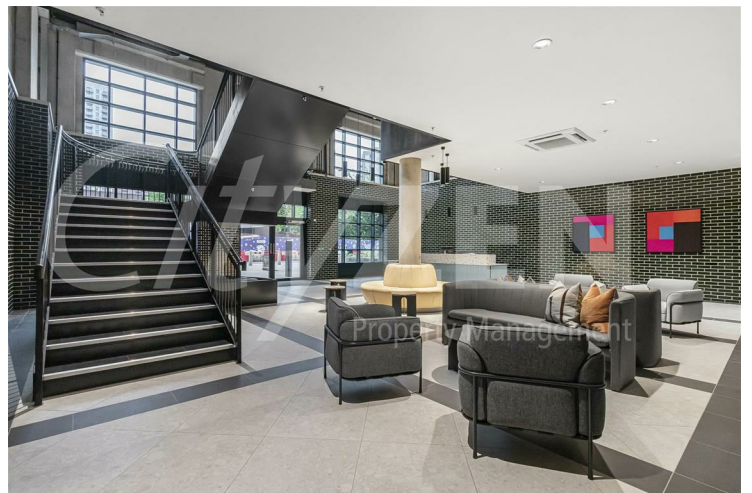
BALCONY



RECEPTION



VIEW



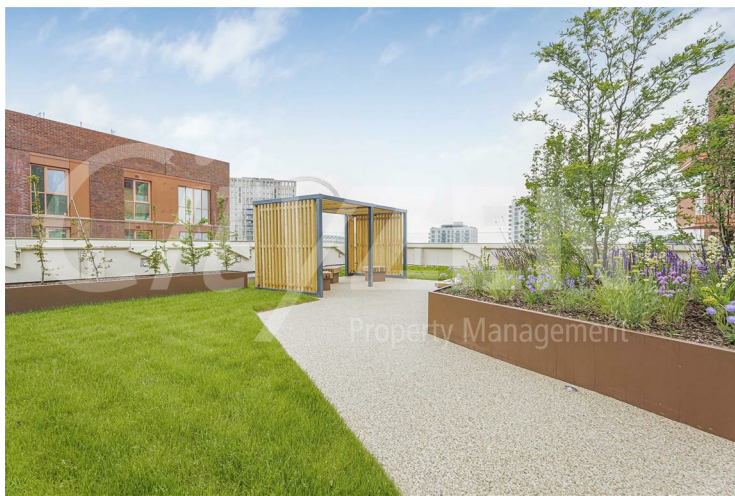
SUPER LOBBY



## Brookline Building, 49 Fulton Road, Wembley, HA9 0TF



BUILDING ENTRANCE



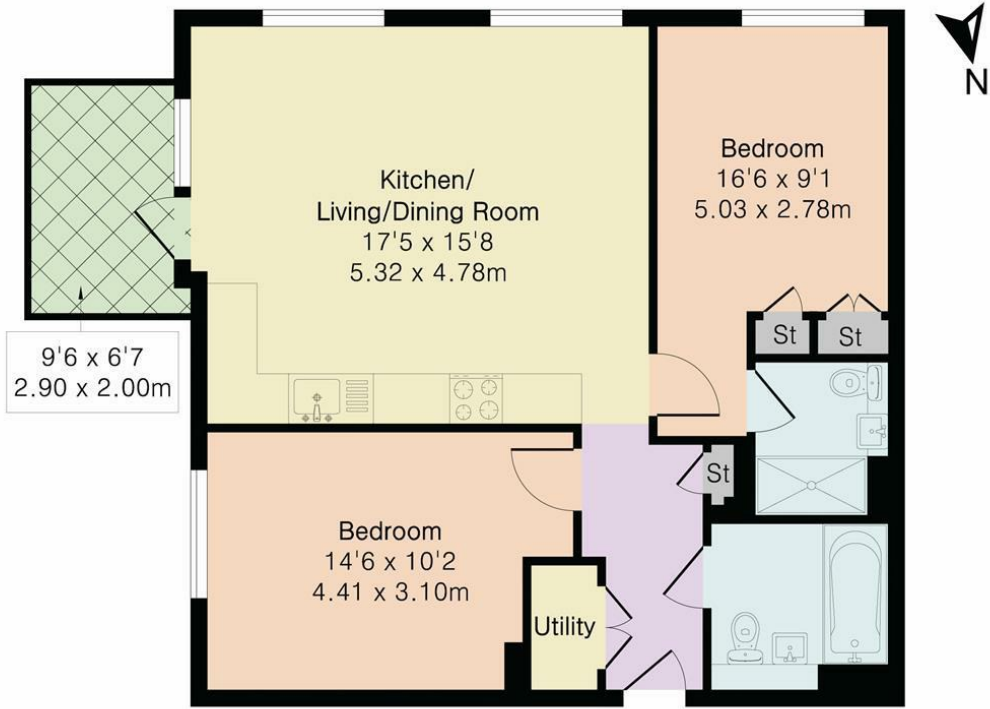
ROOF GARDEN



ROOF GARDEN



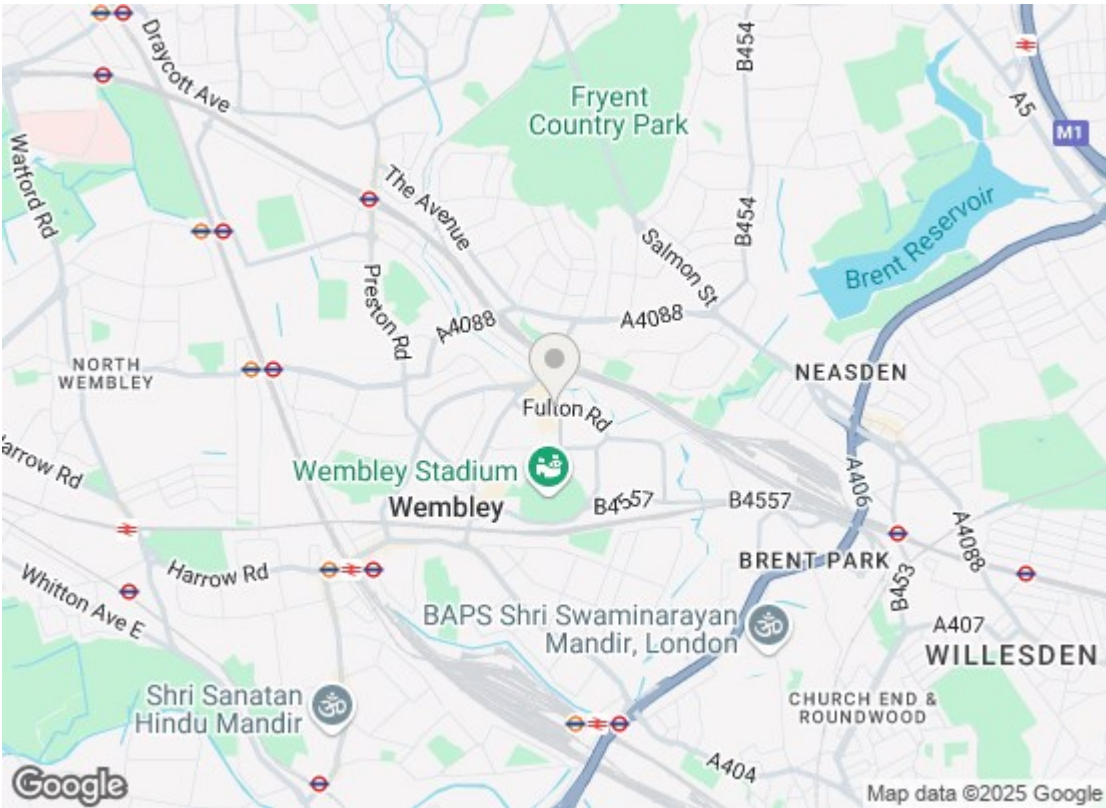
Approximate Gross Internal Area 704 sq ft - 65 sq m



Fifteenth Floor



Although Pink Plan Ltd ensures the highest level of accuracy, measurements of doors, windows and rooms are approximate and no responsibility is taken for error, omission or misstatement. These plans are for representation purposes only as defined by RICS code of measuring practise. No guarantee is given on total square footage of the property within this plan. The figure icon is for initial guidance only and should not be relied on as a basis of valuation.



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B	84	84
(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		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO <sub>2</sub> emissions		
England & Wales EU Directive 2002/91/EC		

We have prepared these property particulars as a general guide to a broad description of the property. They are not intended to constitute part of an offer or contract. We have not carried out a structural survey and the services, appliances and specific fittings have not been tested. All photographs, measurements, floorplans and distances referred to are given as a guide only and should not be relied upon for the purchase of carpets or any other fixtures or fittings. Lease details, service charges and ground rent (where applicable) and council tax are given as a guide only and should be checked and confirmed by your Solicitor prior to exchange of contracts.