



Cavendish Road, Kilburn, NW6 7XS

£1,950 Per Month
Subject to Contract

- Double bedroom
- Modern fitted kitchen
- Timber style floors
- Entry-phone access
- Views over rear garden from Lounge
- Contemporary style bathroom
- High ceilings
- Low voltage lighting

Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		80
(55-68) D	62	
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

Environmental Impact (CO₂) Rating

	Current	Potential
Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A		
(81-91) B		85
(69-80) C		
(55-68) D	63	
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO ₂ emissions		
England & Wales	EU Directive 2002/91/EC	



Cavendish Road, NW6 7XS

Most attractive broad, leafy residential avenue... one double bedroom apartment, which has just undergone full refurbishment, set on the first floor of an impressive semi-detached property, offering communal rear garden, with flats arranged over four floors, in very close reach of a variety of local amenities.

The apartment boasts timber style flooring & high ceilings throughout, with great views over the rear garden from the reception room, open plan modern fitted kitchen with stainless steel appliances, and contemporary style fitted bathroom combined W.C., additional benefits include entry phone intercom and gas central heating.

Cavendish Road is a most desirable wide tree-lined Avenue in an ever increasingly popular area, only stone's throw of Kilburn High Road (Jubilee Line), tube, shopping, and alternative transport facilities.

Available 13th June

Tenure

Price £1,950 Per Month Subject to Contract

Viewing by appointment , through joint sole agents Warwick Estate Agents



Tel: +44 (0)2 8960 9988
Fax: +44 (0)2 8960 9989

Email: mail@warwickestateagency.co.uk
warwickestateagents.tv | warwickestateagents.co.uk

69 Chamberlayne Road, London NW10 3ND
Tel: +44 (0)20 8960 9988 Fax: +44 (0)20 8960 9989