

Energy Efficiency Rating	
Current	Potential
Very energy efficient - lower running costs	
(92 plus) A	76
(81-91) B	
(69-80) C	
(55-68) D	
(39-54) E	
(21-38) F	
(1-20) G	
65	

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	

We have endeavoured to supply this information as accurate as possible. Before making an offer, buying or renting this property please seek independent or professional advice.

Bathurst Gardens, Kensal Rise, NW10 5HY

Asking Price £499,950

Subject to Contract

- Two double bedrooms
- Separate fitted eat in kitchen
- Sizeable private rear garden
- Wooden style flooring
- High ceilings in reception room
- Fitted bathroom combined W.C
- Parking permits available
- Ideal location to the buzzing, trendy Chamberlayne Road



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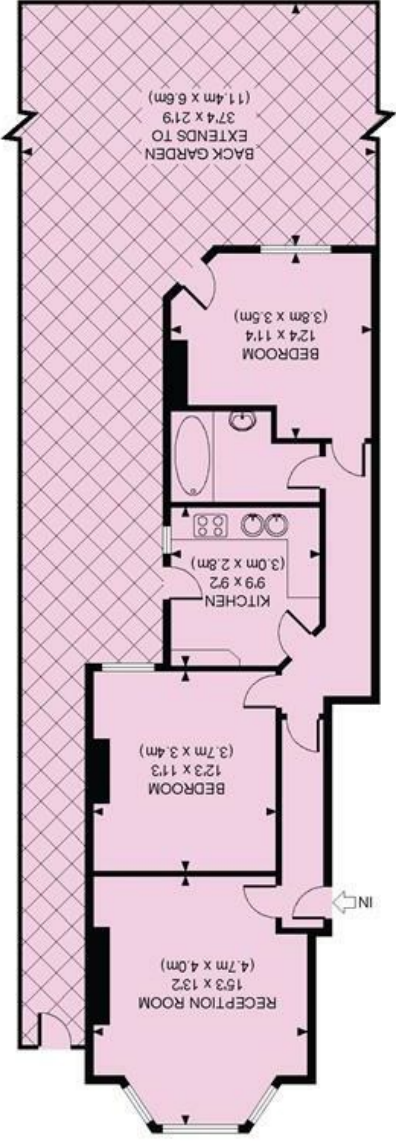
Spacious and most well proportioned two double bedroom apartment, which was recently redecorated... benefiting from sole use of a sizable rear garden, on the ground floor of this attractive period style semi-detached house, central to local amenities.

The property boasts high ceilings & period features in reception room into bay, door leading to garden from a modern eat in kitchen, white fitted bathroom combined W.C and additional benefits include timber style flooring.

Bathurst Gardens is a residential, tree lined road only a stones throw of both Kensal Rise & Kensal Green train stations, Chamberlayne Road which offers a variety of local shops, bars/cafes, restaurants and alternative transport facilities.



BATHURST GARDENS, NW10
TOTAL APPROX. FLOOR AREA 682 SQ. FT. (63.4 SQ. M.)
GROUND FLOOR



All measurements walls, doors, windows, fitting and their appliances, their size and locations are shown conventionally and are approximate only and cannot be regarded as being a representation either by the seller or his agent nor zenluvo
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