



Harrow Road, College Park, NW10 5BG

Asking Price £350,000

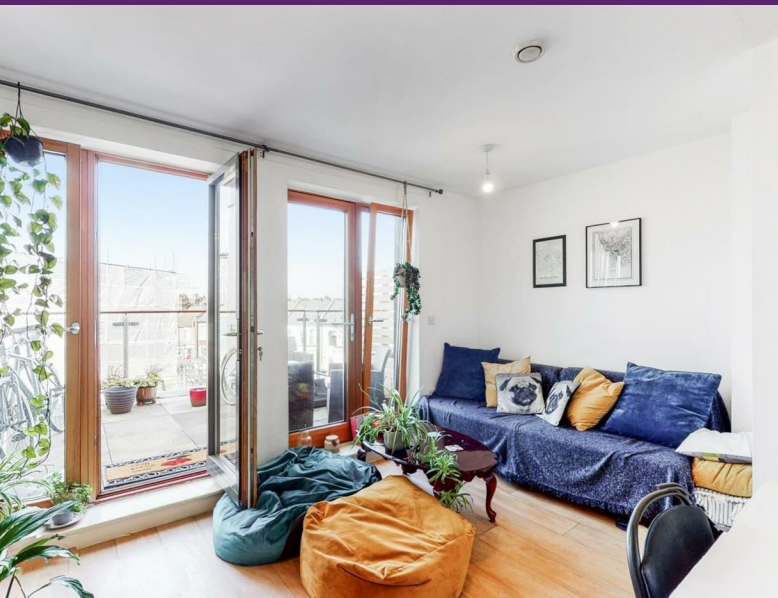
Subject to Contract

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C	79	79
(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 ₂) Rating		
	Current	Potential
Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A		
(81-91) B	83	83
(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	

- Door to balcony from double bedroom
- Modern fitted kitchen
- Roof terrace & Balcony

- Doors leading out to terrace from lounge
- Fully tiled bathroom
- Communal lawns



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Stunning, contemporary style one double bedroom apartment, boasting balcony & sizable private roof terrace, on the third floor of this recently built low rise development, entered via entry-phone access, benefiting from off street parking and communal central lawns, only a stones throw of local amenities.

The property offers 519sqft of living space, comprising of French doors leading out to secluded terrace from 17ft reception room, stainless steel appliances in modern fitted kitchen, fully tiled bathroom, and double glazed doors & windows throughout.

Situated in a most convenient of locations, offering a variety of local bars/cafes, restaurants and shopping facilities at your fingertips, walking distance of both Kensal Green & Willesden Junction over/underground train stations, numerous alternative transport links that include a short bus ride to Westfield's shopping centre and Central London.



DUGDALE COURT, HARROW ROAD, NW10
TOTAL APPROX. FLOOR PLAN AREA 519 SQ.FT. (48 SQ.M.)
THIRD FLOOR



All measurements walls, doors, windows, fittings 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 zentuvo
www.zentuvo.co.uk

Tenure Leasehold

Price Asking Price £350,000 Subject to Contract

Viewing by appointment , through joint sole agents Warwick Estate Agents



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