



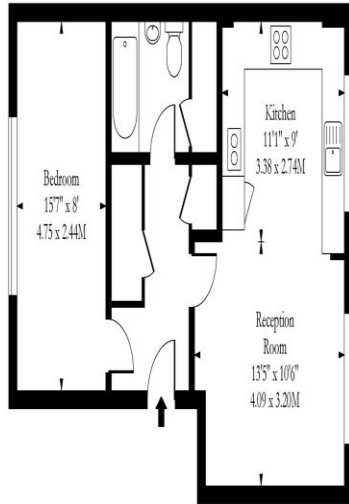
1 Bedroom Flat  
Marley Walk  
London NW2

- Newly redecorated
- Reception room
- Second Floor
- Open plan fitted kitchen

Asking price of £300,000  
Leasehold



Marley Walk NW2



Second Floor

Approx Gross Internal Area 507 Sq Ft - 47.10 Sq M

Measured in accordance with RICS guidelines. Every attempt is made to ensure accuracy  
 However all measurements are approximate.  
 The floor plan is illustrative purposes only and is not to scale  
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Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92-100) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>	<b>77</b>	<b>77</b>
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
<i>Not energy efficient - higher running costs</i>		
<b>England, Scotland &amp; Wales</b>	EU Directive 2002/91/EC	

A spacious second floor ONE DOUBLE BEDROOM apartment situated within a short walk of Walm Lane. Comprising reception room with open plan fully fitted kitchen with integrated dishwasher and washing machine, bedroom with wardrobes, three large built in storage cupboards, tiled bathroom with shower and door entry phone system. Located within moments of Willesden Green Jubilee line (zone 2)

ML Estates wish to advise prospective purchasers that we have not checked the services or appliances. These particulars have been prepared as a guide only, any floor-plan or map is for illustrative purposes only. ML Estates, for themselves and for the vendors or lessors of this property whose agents they are given notice that: the particulars have been produced in good faith; do not constitute any part of a contract; no person in the employment of ML Estates has any authority to make or give any representation of warranty in relation to this property.