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LONDON
NW8 0SG

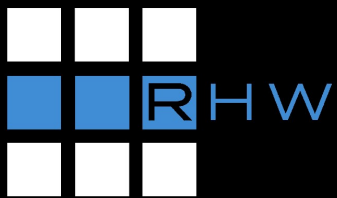
PCM £3,500 PCM
SUBJECT TO CONTRACT

* See Video Tour *

We are delighted to offer this spacious duplex 3 double bedroom apartment within a purpose-built block.

The property has been refurbished to a high standard, it is set over the second and third floors with three double bedrooms, 2 shower/wc rooms and a good size reception room with door to rear balcony and lovely fully fitted modern kitchen with a breakfast bar. The property also benefits from double glazed windows throughout and independent Gas Central Heating.

Ideally located just on the border with Swiss Cottage and St Johns Wood and moments from Swiss Cottage tube station and excellent shopping facilities of the Finchley Road.



FEATURES

- Duplex 3 Double bedroom Apartment
- Reception room with Balcony
- Double glazed windows
- Refurbished
- 2 x Shower rooms

VIDEO TOUR:

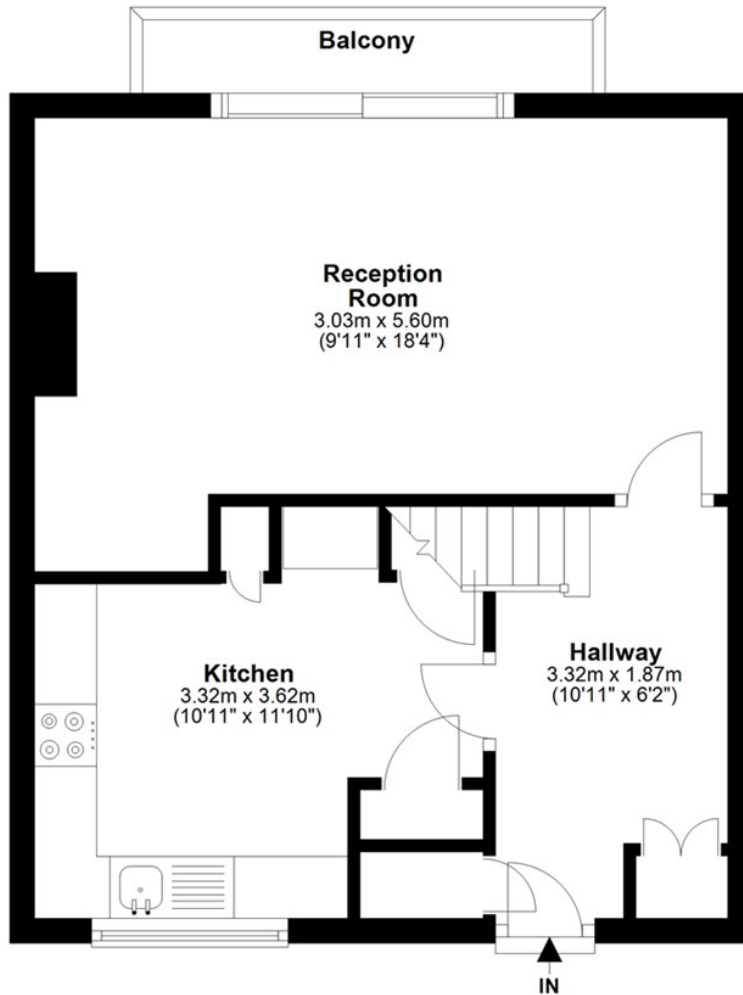
SERVICE CHARGE: £

TENURE:

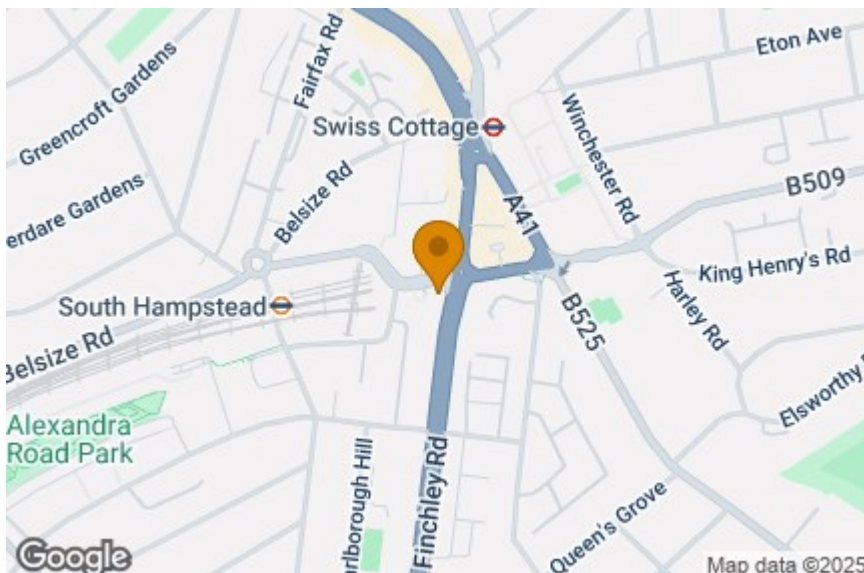
COUNCIL TAX: D

Second Floor

Approx. 36.1 sq. metres (388.5 sq. feet)



Total area: approx. 77.9 sq. metres (838.3 sq. feet)



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(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	



IMPORTANT NOTICE

Whilst every attempt has been made to ensure the accuracy of these details and floor plans contained here, measurements of doors, windows and rooms are approximate and no responsibility is taken for any error, omission or mis-statement. These plans and details are for representation only as defined by RICS code of measuring practice and should be used as such by any prospective purchaser.

Not to scale. Copyright: RHW Estates