



Linden Avenue, Kensal
Rise, NW10

£2,100 PCM

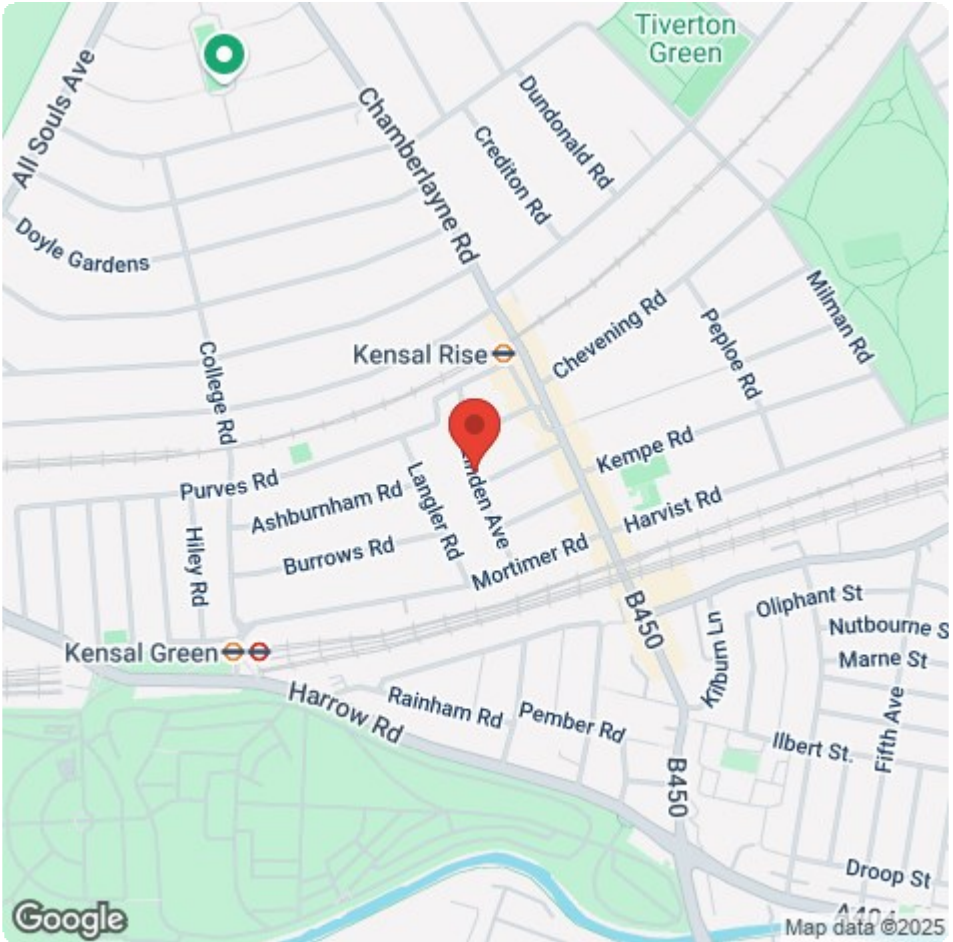
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A modern 2 double bedroom, ground floor flat converted from an end of terraced period house. The property has a contemporary feel throughout and includes a fully equipped kitchen / reception, modern bathroom and wood flooring to most of the accommodation. Private garden. Unfurnished.

Available immediately.

Location: In the immediate vicinity of local shops and cafes on Station Terrace and Chamberlayne Road. Walking distance to Kensal Green tube/ BR station and Kensal Rise Overground. Good road access to Ladbrooke Grove and into Central London via the A404 Harrow Road. Close proximity to popular picturesque Queens Park.





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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	76	78
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		
(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		