



Crouch Road, London NW10

£625,000 Freehold

Mile are pleased to bring to the market this great opportunity of a house in NW10 on this quiet residential road. This property offers a great opportunity for any aspiring home owner in the area or a great arm for any rental investor. Sold with vacant possession but currently rented and would benefit from some modernisation, this property offers versatility as a traditional house of a great rental proposition. Offered in fair condition, freehold and chain free the property also benefits from a private south facing garden

- Mid-terraced house
- Six bedrooms
- South facing garden
- Potential to extend to the rear (STPP)
- Chain Free
- Freehold
- Blank canvas
- Quiet residential road
- Over 1040 sq ft
- Close to shops and transport



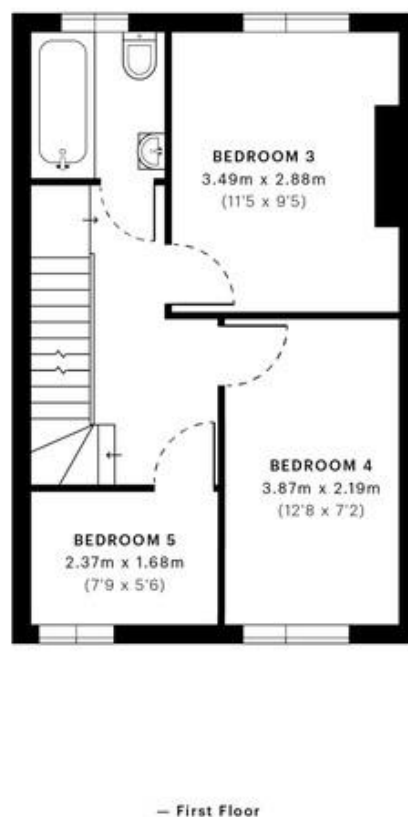
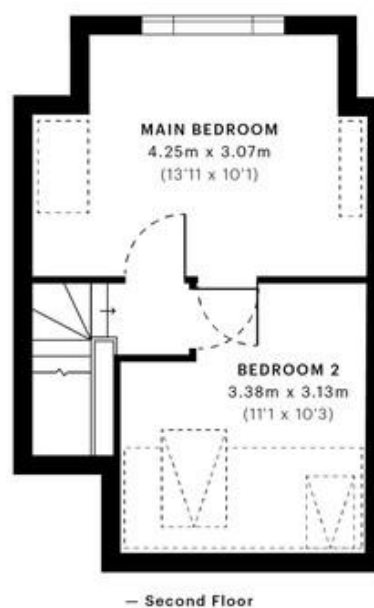
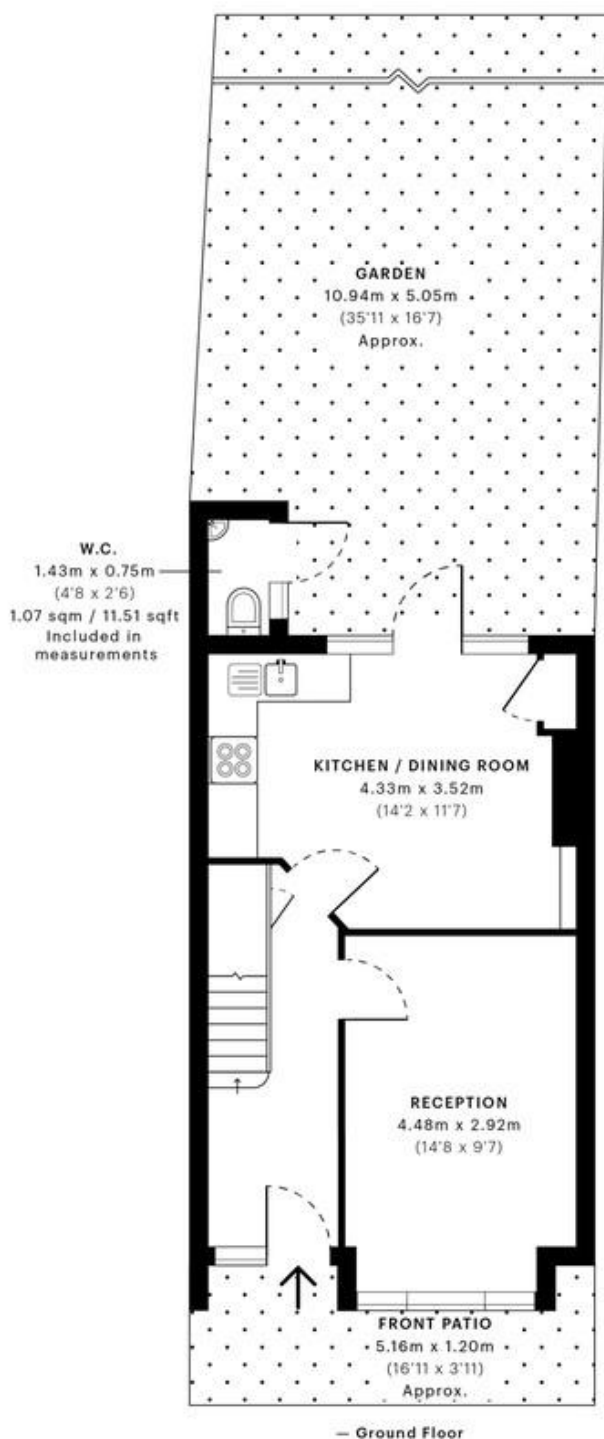
Crouch Road, NW10

CAPTURE DATE 11/10/2022

LASER SCAN POINTS 51,376,315

GROSS INTERNAL AREA

96.74 sqm / 1041.30 sqft



GROSS INTERNAL AREA (GIA)
The footprint of the property
96.74 sqm / 1041.30 sqft

NET INTERNAL AREA (NIA)
Exclusive walls and external features
Includes landings, restricted head height
86.05 sqm / 926.23 sqft

EXTERNAL STRUCTURAL FEATURES
Balconies, terraces, verandas etc.
1.07 sqm / 11.52 sqft

RESTRICTED HEAD HEIGHT
Limited use area under 1.5 m
4.77 sqm / 51.34 sqft

Spec Verified floor plans are produced in accordance with

SPS 616 RESIDENTIAL 10/16/2019 / 09/14/20

MONEY LAUNDERING REGULATIONS 2003: Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale.

General: While we endeavour to make our sales particulars fair, accurate and reliable, they are only a general guide to the property and, accordingly, if there is any point which is of particular importance to you, please contact the office and we will be pleased to check the position for you, especially if you are contemplating travelling some distance to view the property.

Measurements: These approximate room sizes are only intended as general guidance. You must verify the dimensions carefully before ordering carpets or any built-in furniture.

Services: Please note we have not tested the services or any of the equipment or appliances in this property, accordingly we strongly advise prospective buyers to commission their own survey or service reports before finalising their offer to purchase.