



## Woodley Crescent, NW2

£570,000

Situated within a modern building on the top floor with lift access, this two double bedroom two bathroom flat is in great condition throughout. It has an open plan living area with well-fitted kitchen, access to a balcony with stunning views and allocated off-street parking.

The location offers easy access to local amenities, shops, restaurants, and public transportation links found along Cricklewood Lane and Cricklewood Broadway. David Lloyds Gym is on the ground floor of the development.

### Features

- Two Bedrooms
- Two Bathrooms
- Balcony
- Close to Transport
- Video Entry System
- Top Floor With Lift Access



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As you enter, you are greeted by an entrance hallway that leads to the heart of the flat. The open plan living area is flooded with natural light, courtesy of large windows that offers great views of the surrounding cityscape, and has access to a sizeable balcony. The kitchen has integrated appliances, stylish cabinetry and ample counter space.

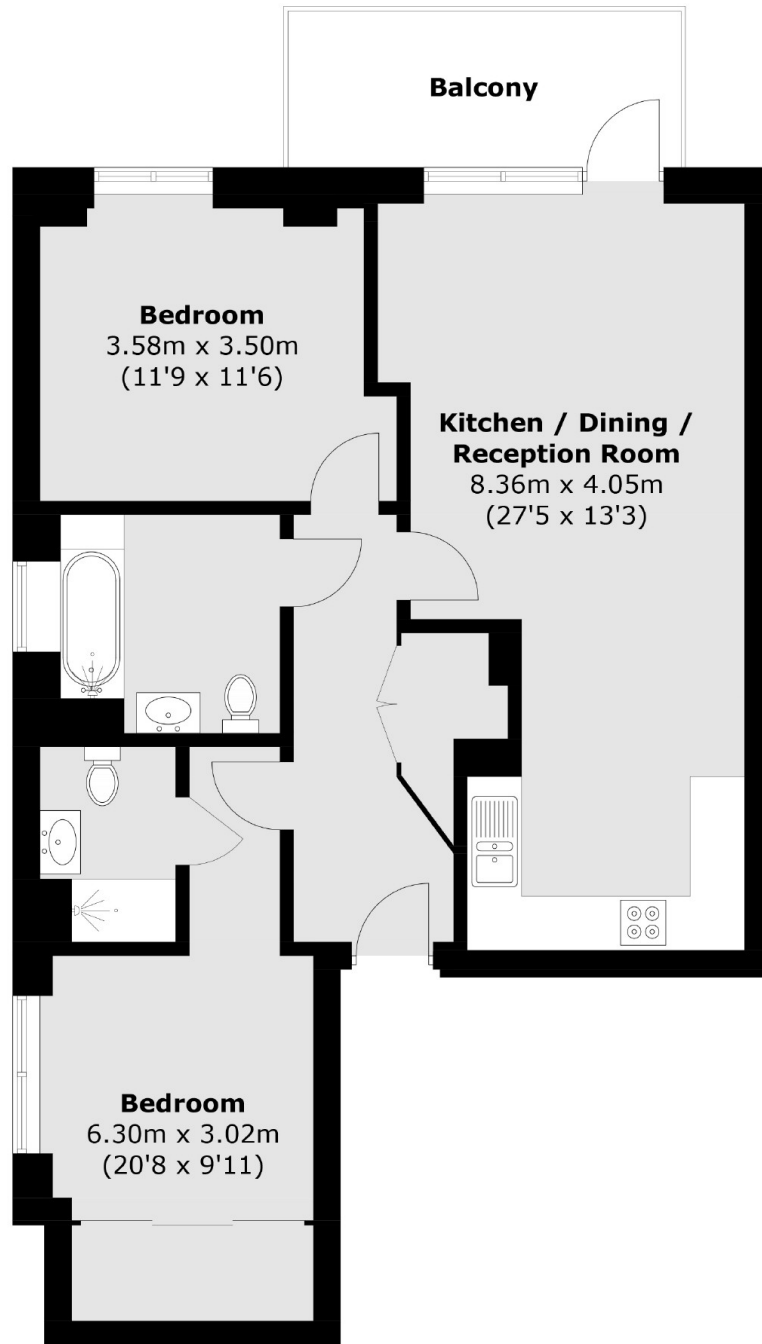
The principle bedroom features floor to ceiling windows, fitted wardrobes and an en suite bathroom designed with contemporary fixtures and a walk-in shower. The remaining bedroom has plenty of space for a double bed, along with a custom desk and storage.

Coleby House provides its residents with a range of benefits from a dedicated parking space to secure video entry and a communal garden.





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Total area (approx.): 77.1 sq. m (829.9 sq. ft)  
Balcony area (approx.): 7.5 sq. m (80.7 sq. ft)