FLAGSTONES
PROPERTY GROUP

12444 Canada Gardens, 2 Engineers Way, Wembley, HA9 0JD

£3,054 Per month

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"BEST PLACES TO LIVE" The Sunday Times. An urban oasis in the heart of Wembley Park, Canada Gardens offers a refreshing take on city living. Combining the warmth of homely interiors with sleek contemporary design, it’s the ideal setting for those seeking a slower, more balanced lifestyle - without compromising on connectivity or convenience.

With over an acre of landscaped green space, a children’s play park, and even private allotments, Canada Gardens brings nature to your doorstep in one of London’s most vibrant and dynamic neighbourhoods.

Connections are excellent: Jubilee and Metropolitan lines from Wembley Park reach Baker Street in about 12 minutes. Wembley Central and Wembley Stadium stations are also within walking distance, with Chiltern Railways to Marylebone in roughly 12 minutes.

Elevated above the buzz of Wembley Park, Canada Gardens offers a peaceful yet connected lifestyle in one of London’s most vibrant new districts - just moments from Bread Ahead, Boxpark, Troubadour Theatre and over 70 shops, cafés and restaurants at the London Designer Outlet. Managed by Quintain Living, the award-winning team behind Wembley Park. Photos show a very similar apartment in this building however the exact layout/floor/view may vary. Other incentives available T&Cs apply; see Quintain Living website for details.

Description

Situation

Furnished

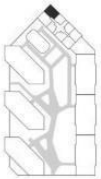
Council Tax Band: C

Available:

Floor Plans

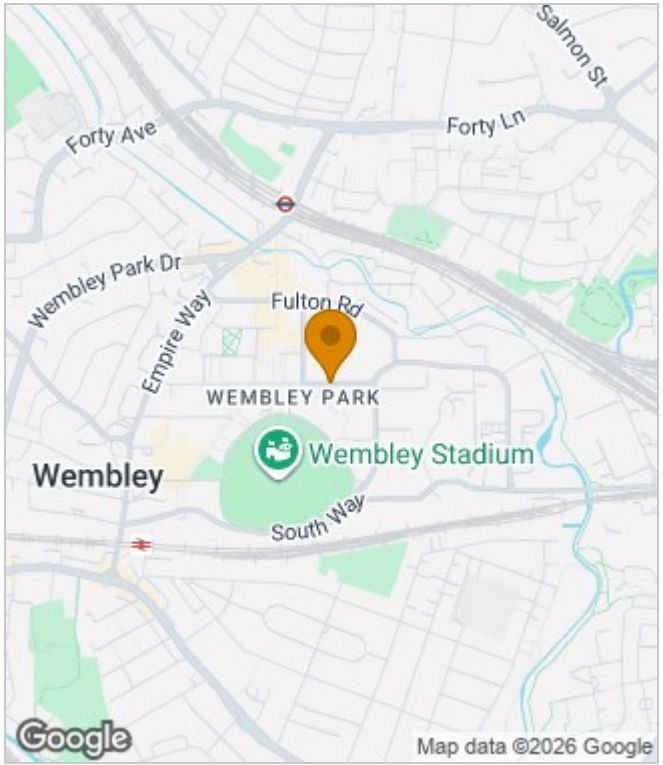
Aspect:
North West & North East

View to
Park & Engineers Way

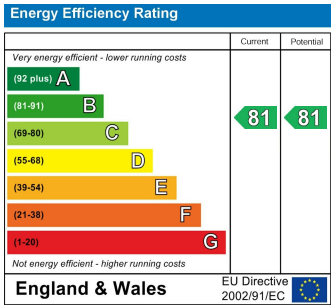


Dimensions	mm	Appliances by	Furniture by
Lounge/Dining	2890 x 3420	SAMSUNG	JOHN LEWIS & PARTNERS
Kitchen	1850 x 3910		
Bedroom One	2980 x 3360	Example floorplan and furniture only. Furniture list can be provided on request.	
Bedroom Two	2450 x 2930		
Bedroom Three	2480 x 2930		
Balcony	1565 x 3275		

Area Map



Energy Performance Graph



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