



4 Bedroom
Maybury Gardens, NW10

 **Portland**
Trusted, every step of the way

£4,000 PCM

Available Immediately and suitable for sharers and families, Portland are proud to bring this four bedroom terraced house to the market. The ground floor benefits by having two reception rooms and includes a modern shower room and two separate W/Cs. The property boasts four well-proportioned bedrooms, providing ample accommodation for growing families, sharers, or those seeking additional space for home working.

To the rear, the home features a bright and expansive kitchen/diner, creating a sociable hub of the house and offering direct access onto the private rear garden — ideal for outdoor dining and family enjoyment.

Perfectly positioned for commuters, the property is within 0.6 miles Willesden Green Underground Station (Jubilee Line, Zone 2), providing swift and direct access into Central London and beyond. A range of local shops, amenities and reputable schools are also close by.

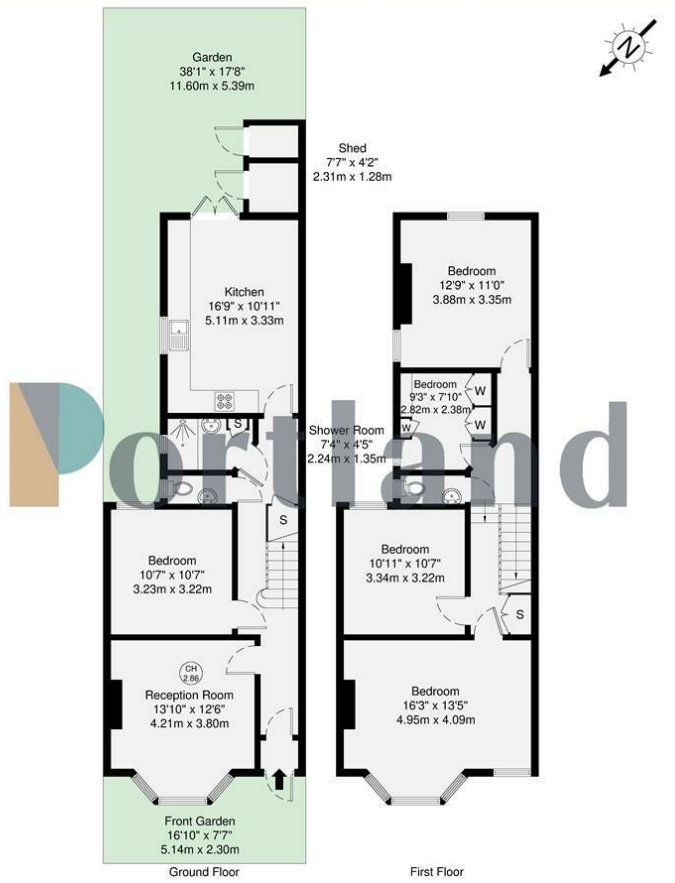
Offering generous living space and a fantastic layout, this home presents a wonderful opportunity to settle into a well-connected and vibrant part of North West London.

Garden is due to be completed in the coming weeks.

- Four Bedrooms
- Two Receptions
- Kitchen-Diner
- Close To Station
- Amenities Nearby
- EPC - D
- Private Garden







GROSS INTERNAL AREA (GIA) The footprint of the property 126.8 sq m / 1364 sq ft	TOTAL STORAGE SPACE Storage and washable total area 2.2 sq m / 23 sq ft	EXTERNAL FEATURES Garden, Balcony, Terrace, Verandah etc. 74.3 sq m / 799 sq ft	RESTRICTED HEAD HEIGHT Limited use area under 1.5m 0.0 sq m / 0.0 sq ft
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Disclaimer: Floorplan measurements are approximate and are for illustrative purposes only. While we do not doubt the floorplan accuracy and completeness, you or your advisors should conduct a careful, independent investigation of the property in respect of monetary valuation.



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Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		84
(81-91) B		
(69-80) C		
(55-68) D	68	
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

Environmental Impact (CO₂) 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	