MILE









Spezia Road, London NW10

£595,000 Share of Freehold

Mile are delighted to introduce to the market this split-level apartment situated on one of the finest roads in NW10 within this Edwardian conversion. This lovely property of over 1,004 sq ft is split over two floors and comprises on the first floor of a reception room with bay windows, two double bedrooms, a study room, a fully fitted kitchen diner and a three piece family bathroom. Offered in excellent good condition, the property also benefits from double glazed windows throughout, carpet throughout, high ceilings and an abundance of storage space and natural light. The property is also offered with the share of freehold and on a chain free basis. Spezia Road is within easy reach of Willesden Junction and Kensal Green (Bakerloo line and Overground) and Kensal Rise (overland) stations as well as the numerous coffee shops, restaurants, gastro pubs and shopping amenities of Park Parade, Kensal Rise, Kensal Green, Ladbroke Grove and Notting Hill.

- **Superb split-level apartment**
- **Two bedrooms**
- **Excellent condition**
- **Fantastic location**
- **Share of freehold**
- **Chain free**
- **Over 1,004 sq ft of living-space**
- **Separate fully fitted kitchen**
- **Double glazed windows**
- **Close to shops and transports**

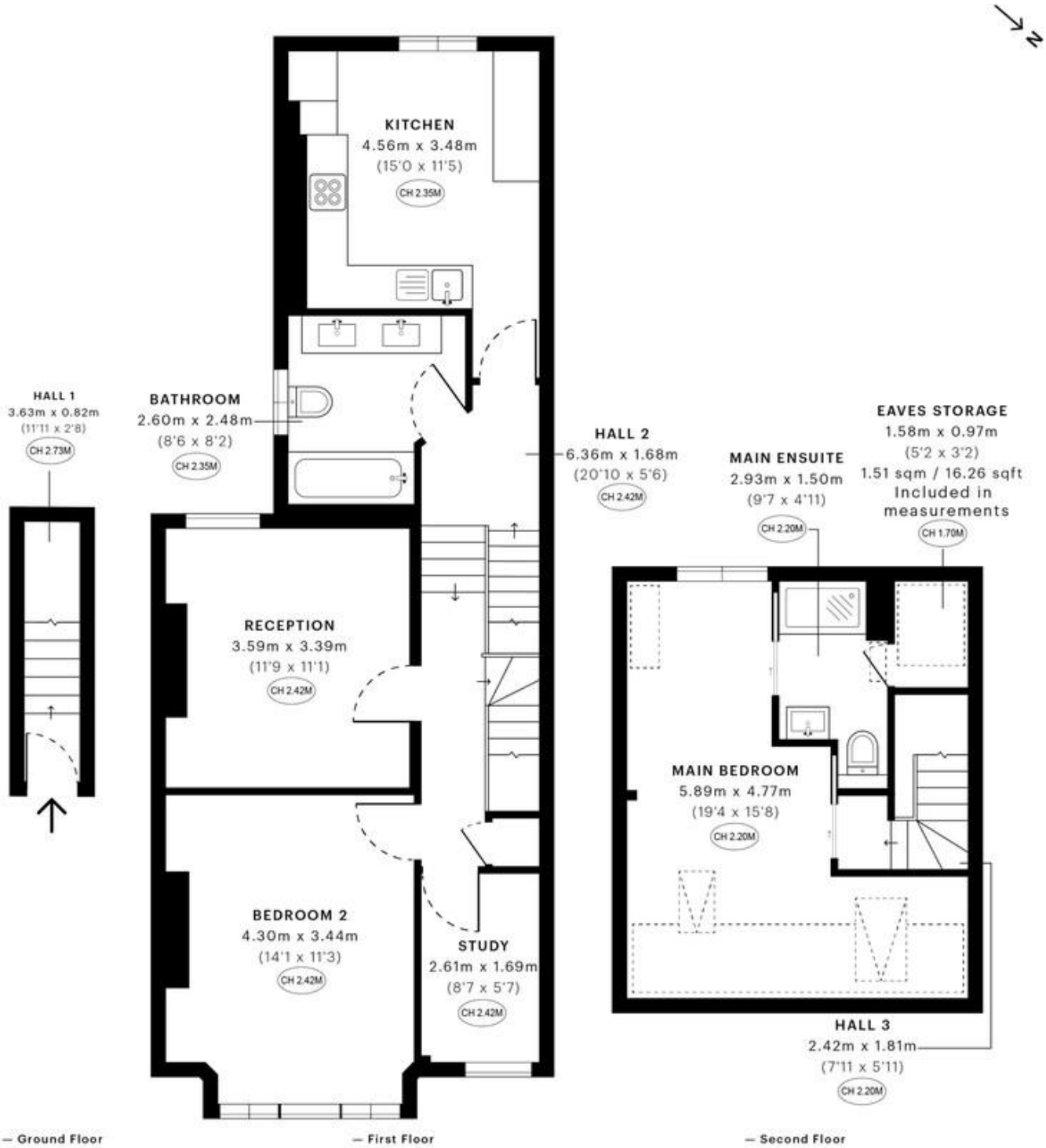
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Spezia Road, NW10

CAPTURE DATE 21/02/2023 LASER SCAN POINTS 39,153,852

GROSS INTERNAL AREA

93.29 sqm / 1004.17 sqft



93.29 sqm / 1004.17 sqft

82.41 sqm / 887.05 sqft

0.00 sqm / 0.00 sqft

7.00 sqm / 75.35 sqft

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.