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Gascony Avenue, London

£2,145



***Available Now ***

Delighted to offer this newly repainted, part-furnished two-bedroom property set on the ever popular Gascony Avenue in the heart of West Hampstead. Arranged over two levels, the home features a separate fully fitted kitchen and a bright, welcoming reception room. Both bedrooms are generously sized doubles, complemented by a well-presented bathroom. There is also a communal roof terrace for sitting and enjoying a glass of vino or al fresco dining. Ideally located within easy reach of Kilburn High Road and West End Lane, residents benefit from excellent transport links, shops, cafés, and local amenities. Would ideally suit a single or couple.

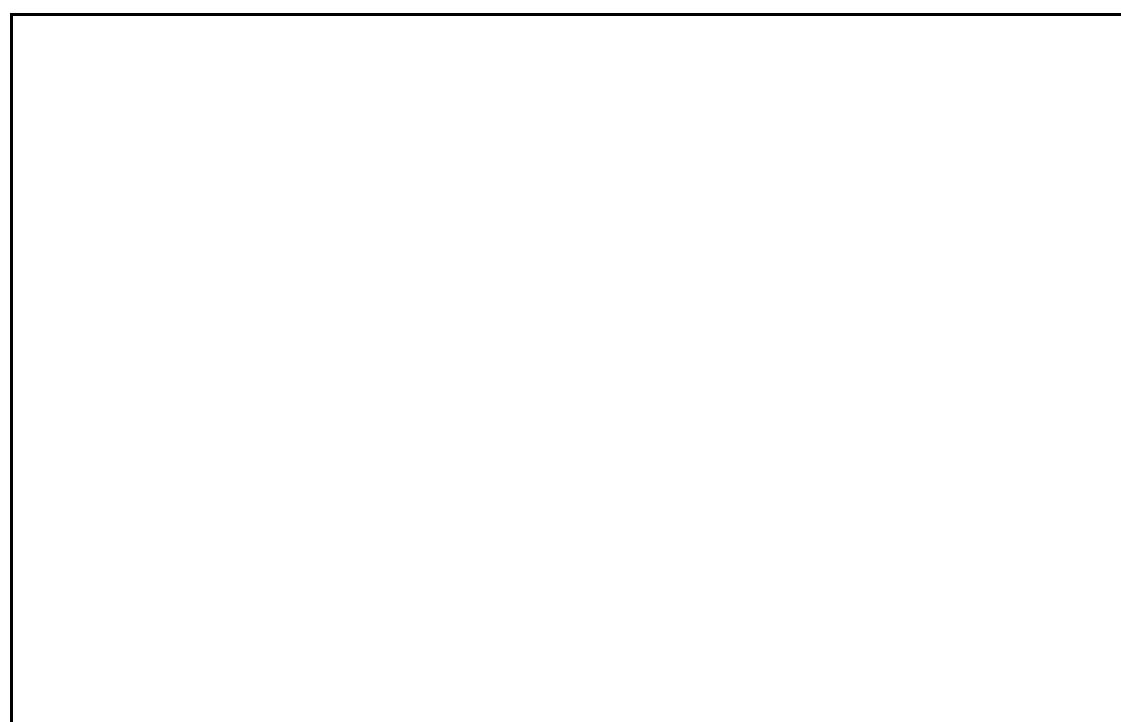
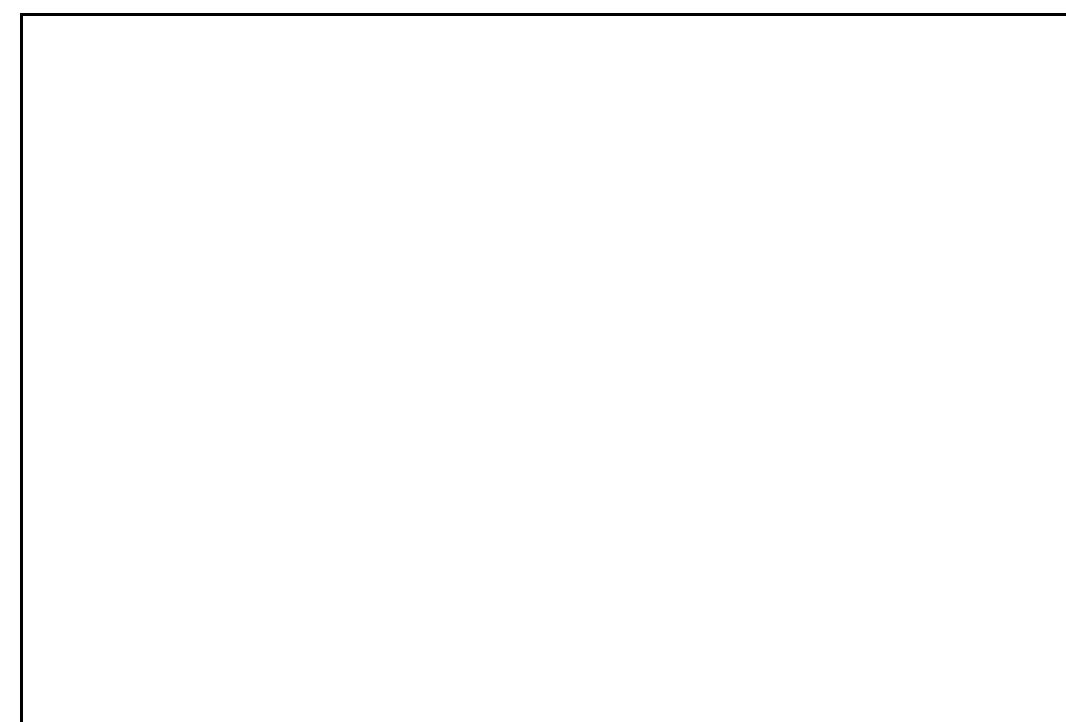
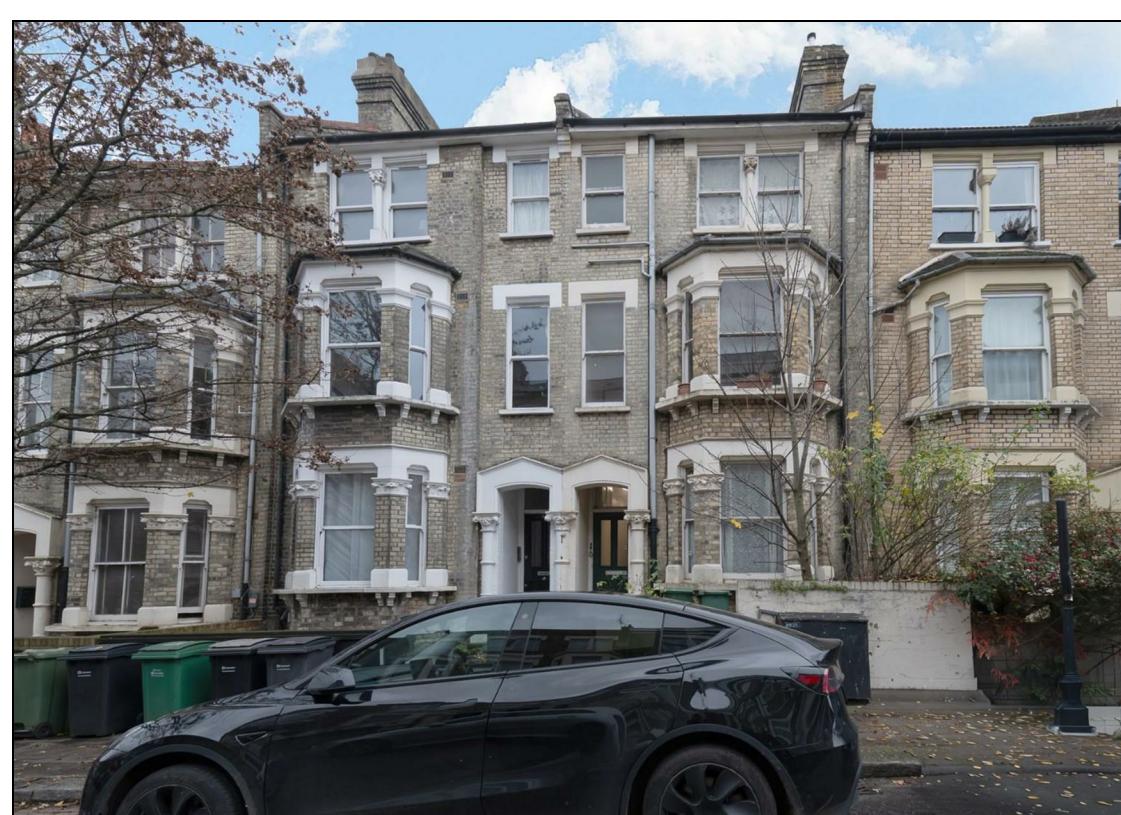
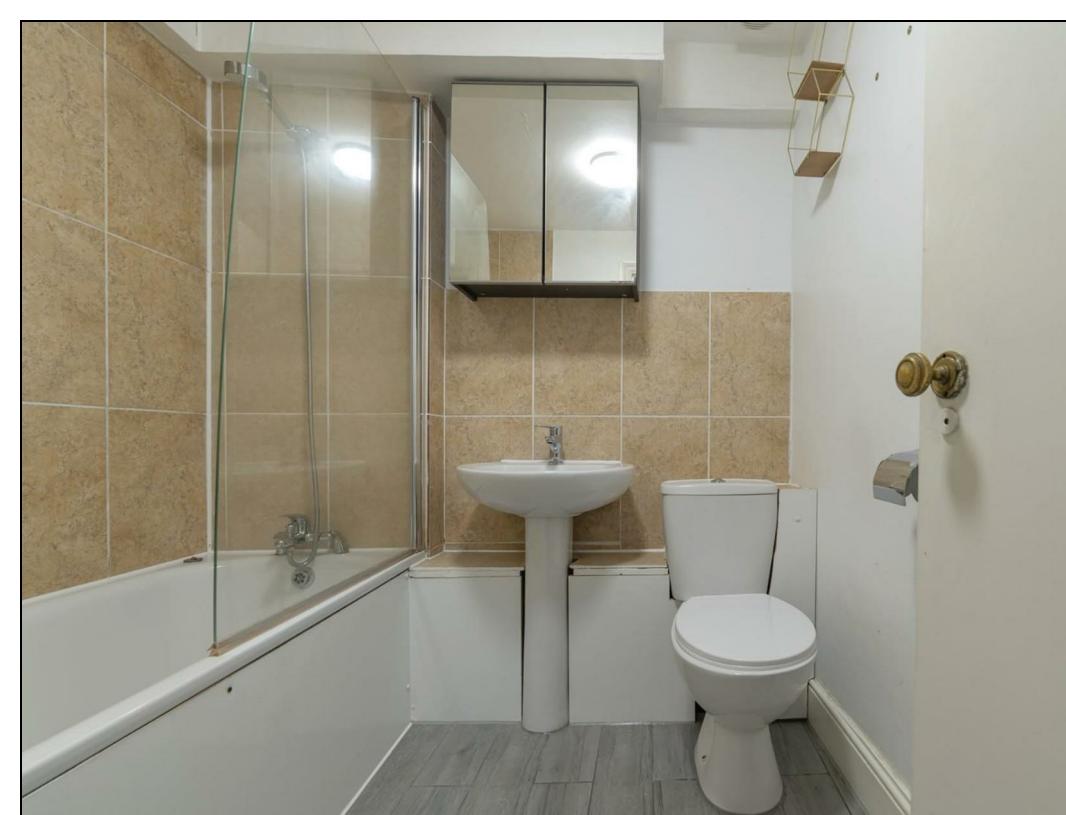
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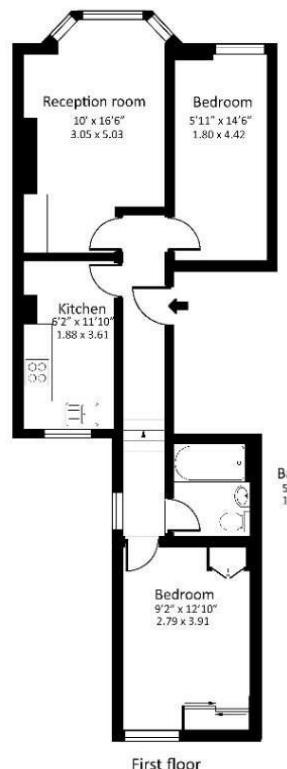
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KEY FEATURES





Gascony Avenue, NW6



First floor

Approx gross internal area : 564 sq ft - 52.4 sq m

Measured in accordance with RICS guidelines. Every attempt is made to ensure accuracy.
However all measurements are approximate. The floor plan is illustrative purposes only.

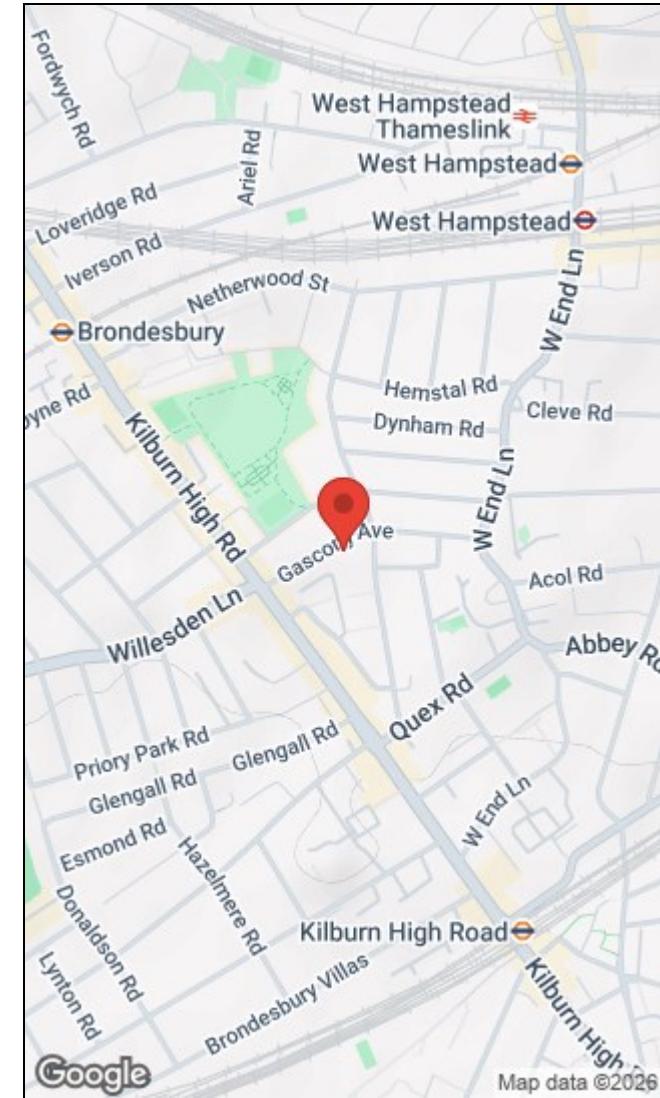
Energy Efficiency Rating		Environmental Impact (CO ₂) Rating	
		Current	Potential
Very energy efficient - lower running costs (92 plus)	A		
(81-91)	B		
(69-80)	C		
(55-68)	D	66	
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England & Wales	EU Directive 2002/91/EC		

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