



STANLEY GARDENS, LONDON, NW2
£575,000 LEASEHOLD

A WELL-PRESENTED TWO DOUBLE BEDROOM, FIRST FLOOR FLAT IN A PERIOD CONVERSION, IDEALLY LOCATED FOR TRANSPORT LINKS AND AMENITIES OF WILLESDEN GREEN.

Kensal Rise & Queens Park | 0208 960 4947 | kensalrise@winkworth.co.uk





LOCATION:

Ideally located within a few minutes' walk of Willesden Green Underground Station (Zone 2), as well as 24hr bus routes allowing for easy access to most parts of the city and greater London.





DESCRIPTION:

This flat is located on the first floor of an attractive period building. The flat comprises of front facing reception and dining room, with feature fire place and built in shelving to the alcoves. The kitchen is in excellent condition, with ample units and integrated fridge & freezer. The main shower room is a fully tiled three piece suite, with fittings in keeping with the period era of the property. Finally, the two bedrooms are generously sized, both benefitting from built in wardrobes. Overall the property is in excellent condition and viewing therefore comes highly recommended. The property is offered with no upper-chain and long leasehold tenure.





Total Area: 74.7 m² ... 804 ft²
All measurements are approximate and for display purposes only

This floorplan is for illustration purposes only and is not to scale. The position and size of doors, windows, appliances and other features are approximate.

Energy Efficiency Rating		Current	Potential
Less energy efficient - lower running costs			
(92-)	A		
(81-91)	B		
(69-80)	C		
(55-68)	D	61	78
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England, Scotland & Wales		EU Directive 2002/91/EC	

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