



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		77
(81-91) B		
(69-80) C		
(55-68) D	58	
(39-54) E		
(21-38) F		
(1-20) G		

Environmental Impact (CO ₂) 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		

We have endeavoured to supply this information as accurate as possible. Before making an offer, buying or renting this property please seek independent or professional advice.

Mapesbury Road, Mapesbury Estate, NW2 4JE **Asking Price £600,000**

Subject to Contract

- Two double bedroom apartment
- Two bathrooms
- High ceilings
- Broad tree lined road
- Communal rear garden
- Period features which include ceiling mouldings and ornate fire-places
- Close to the abundance of local amenities

Mapesbury Road, NW2 4JE

Elegant broad tree lined avenue... carved out of a double fronted imposing red brick house, on the second floor with two double bedrooms, boasting many period features which include some ornate fire-places with access to a communal garden. Located in close proximity numerous transport and shop facilities.

The property offers 864 sq ft of space over the lintier second floor into bay window, modern fitted kitchen, two double bedrooms a modern bathrooms.

Mapesbury Road is in an impressive avenue in a highly residential area to the shops, bars and restaurants Kilburn High Road, Willesden Green Queen's Park. The nearest station is Kilburn (Jubilee line) tube with ground around the city.

