



## Chamberlayne Road, NW10

Offers in Excess Of £1,300,000 *Freehold*



A wonderful four double bedroom semi-detached family home with garage and driveway, with incredible amount of potential. Located perfectly for access to Kensal Rise Station and an array of amenities nearby, including Queen's Park itself.

### KEY FEATURES

- FOUR DOUBLE BEDROOMS
- FREEHOLD
- POTENTIAL TO EXTEND (STPP)
- DRIVEWAY/OFF STREET PARKING
- NO-UPPER CHAIN
- GARAGE
- GUEST WC



**Kensal Rise & Queens Park**

0208 960 4947 | [kensalrise@winkworth.co.uk](mailto:kensalrise@winkworth.co.uk)

**Winkworth**

for every step...

Winkworth wishes to inform prospective buyers and tenants that these particulars are a guide and act as information only. All our details are given in good faith and believed to be correct at the time of printing but they don't form part of an offer or contract. No Winkworth employee has authority to make or give any representation or warranty in relation to this property. All fixtures and fittings, whether fitted or not are deemed removable by the vendor unless stated otherwise and room sizes are measured between internal wall surfaces, including furnishings.



## DESCRIPTION

We are pleased to offer to the market this four double bedroom semi-detached family home, spread across 1,585 sqft. There is a huge amount of potential with this property where a new buyer can add space and further value to this property.

As you enter via a bright entrance hall way, you will be lead to the front reception, dining room, guest cloakroom and kitchen. All rooms are spacious, with both the kitchen and dining room providing direct access to the garden. The staircase has a stunning period correct stained glass window, as does the front entrance door. The garden is lawned with edge borders, and storage room to one side. This is ideally located for use along the side access/passage.

On the first floor there are four double bedrooms with large three piece tiled family bathroom suite. The property further benefits from

off street parking for two cars, with the added benefit of a 16ft garage – perfect for additional storage or small vehicle.

There is also further potential with the property where the loft space can be converted, as well as a ground floor extension adding a large amount of square footage and future value (STPP).

Viewing of this property comes highly recommended.

Tenure: Freehold  
Council: Brent (Band - F)





## LOCATION

Chamberlayne Road is continually evolving with its array of independent shops, gastropubs and coffee shops at your fingertips. Transport links are excellent with the London Overground at Kensal Rise a few minutes from the front door, and the no. 52 bus which can take you straight to Notting Hill in 10 minutes. Furthermore Queens Park is just around the corner for those that like large green spaces.

For more information, scan the QR code or visit the link below



<https://www.winkworth.co.uk/sale/property/KQP160171>

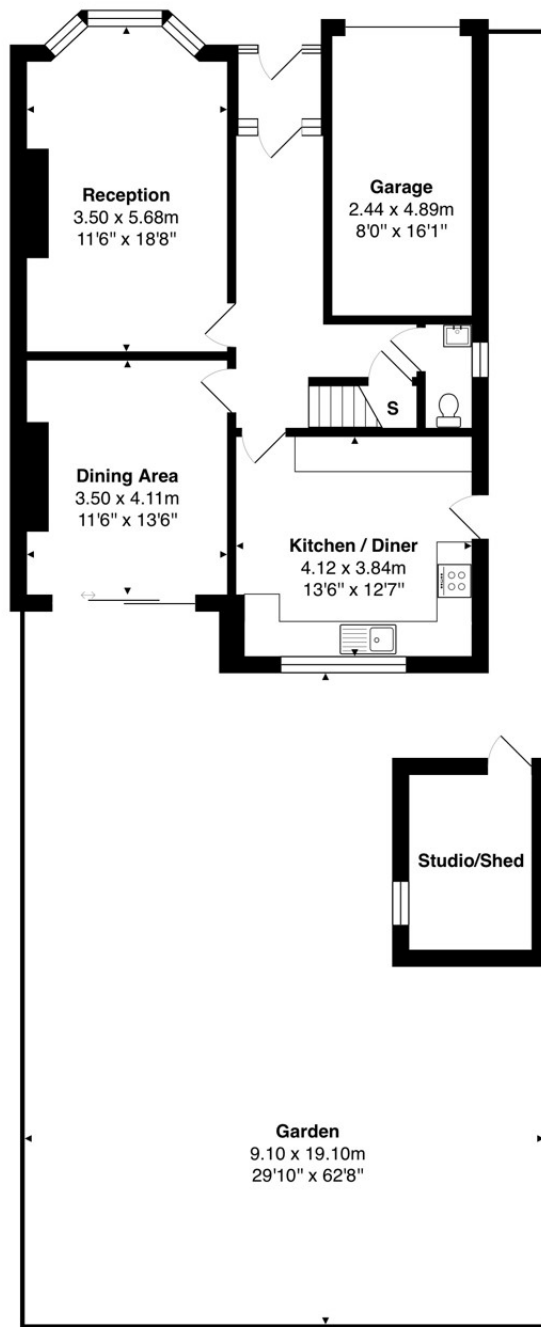
Where no figures are shown, we have been unable to ascertain the information. All figures that are shown were correct at the time of printing.

## MATERIAL INFO

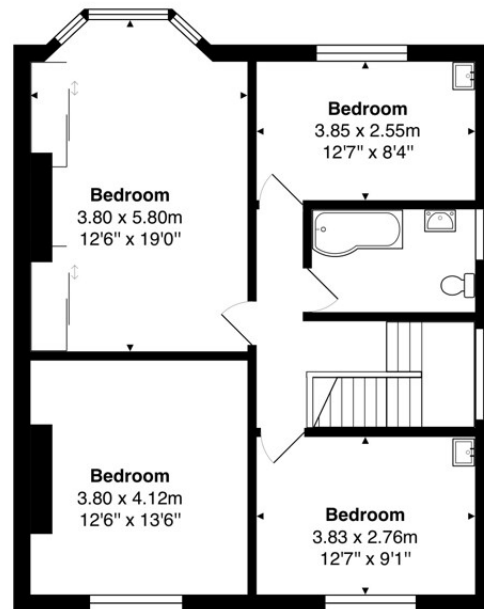
**Tenure:** Freehold

**Council Tax Band:** F

**EPC rating:** F



**Ground Floor**



**1st Floor**



**Total Area: 147.2 m<sup>2</sup> ... 1585 ft<sup>2</sup> (excluding garden, garage)**

All measurements are approximate and for display purposes only

**Kensal Rise & Queens Park**

0208 960 4947 | [kensalrise@winkworth.co.uk](mailto:kensalrise@winkworth.co.uk)

**Winkworth**

for every step...

Winkworth wishes to inform prospective buyers and tenants that these particulars are a guide and act as information only. All our details are given in good faith and believed to be correct at the time of printing but they don't form part of an offer or contract. No Winkworth employee has authority to make or give any representation or warranty in relation to this property. All fixtures and fittings, whether fitted or not are deemed removable by the vendor unless stated otherwise and room sizes are measured between internal wall surfaces, including furnishings.