



CAMBRIAN GREEN, LONDON, NW9
£199,000 LEASEHOLD

FIRST FLOOR STUDIO FLAT WITH PARKING

Kingsbury | 020 8204 0000 | kingsbury@winkworth.co.uk

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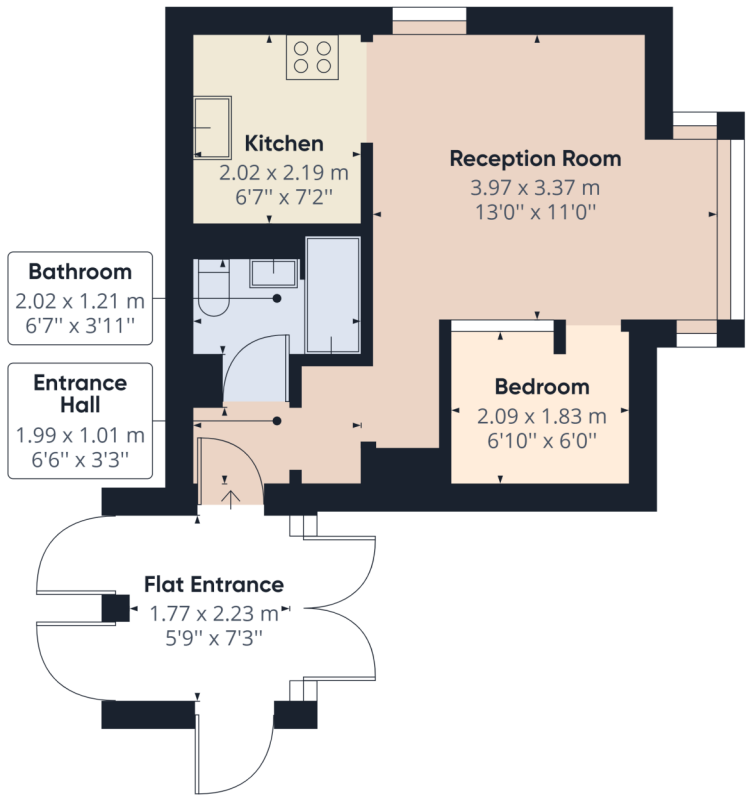
DESCRIPTION:

CALLING ALL FIRST TIME BUYERS OR INVESTORS! Winkworth are pleased to offer as sole agents this first floor studio flat situated in the popular & peaceful residence of the Welsh Harp Village. Undisturbed but within comfortable walking or driving distance from the hustle & bustle of Kingsbury & its amenities, transport links & schools. The property is very well maintained & benefits from a separate bedroom, a bright & comfortable lounge area with an adjoining kitchen area & a simplistic bathroom. Externally, you are welcome to enjoy the beautiful private communal gardens, a perfect hub for residents to unwind, enjoy the fresh air & socialise. Further benefits include an allocated parking permit. Offering a long lease, this is an excellent opportunity for first time buyers or buy to let investors. A viewing is advised.



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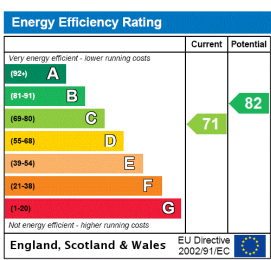
Approximate total area⁽¹⁾
300.47 ft²
27.91 m²

(1) Excluding balconies and terraces

While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.

GIRAFFE360

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.



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