



Chapter Road, London, NW2

£300,000 *Leasehold*

A well presented one double bedroom, ground floor flat, with private garden and front entrance - located a very short walk from the Jubilee Line at Dollis Hill.



#### KEY FEATURES

- STYLISH AND MODERN FLAT
- PRIVATE REAR GARDEN
- NO UPPER CHAIN
- SHORT WALK TO DOLLIS HILL STATION (JUBILEE LINE)
- CLOSE TO GLADSTONE PARK
- PRIVATE FRONT ENTRANCE



**Kensal Rise & Queens Park**

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## DESCRIPTION

This lovely and recently renovated ground floor flat offers bright and modern living, with the added benefit of a private rear garden, making it ideal for first-time buyers and investors. The proximity to the Jubilee Line makes it perfect for commuting in and out of the city, with local amenities and green open spaces being within walking distance.

The property has a private front entrance, which opens up into an open-plan reception room and kitchen. The kitchen is modern with ample counter and storage space, with matt black hardware and integrated appliances. This is a lovely entertaining space.

The shower room is located to the middle of the flat, which is a contemporary and fully tiled three piece suite with window for ventilation and natural light.

To the rear of the flat is the bedroom, which is generously proportioned and benefits from built-in storage, as well as space for free standing storage/wardrobes. The bedroom provides direct access on to the private garden.

The garden is currently concreted over, and therefore low-maintenance and a blank canvas - ideal for a new owner to create in to their own. Measuring at 44sqm, this is an excellent private outdoor space for relaxing or entertaining.

Viewing comes highly recommended.





## LOCATION

Chapter Road is a residential street located in Dollis Hill. It is well regarded for its great transport links and array of local amenities with further options available along nearby Willesden High Road. Dollis Hill Underground Station (Jubilee Line) is a few minute walk from the flat, providing fast and direct access to Central London, as well as Canary Wharf and beyond.

Gladstone Park is also close by, offering landscaped gardens, sports facilities and impressive views across the London skyline.

This location is ideal for buyers seeking a well-connected yet residential setting.

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



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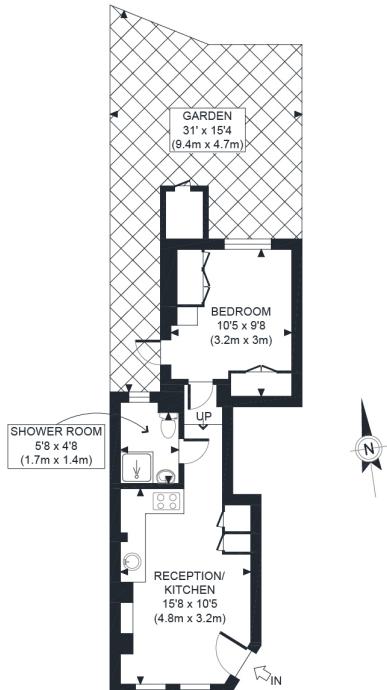
## MATERIAL INFO

**Tenure:** Leasehold

**Term:** 899 year and 11 months

**Council Tax Band:** A

**EPC rating:** C



GROUND FLOOR  
GROSS INTERNAL  
FLOOR AREA 329 SQ FT

|   |                            |
|---|----------------------------|
| APPROX. GROSS INTERNAL FLOOR AREA 329 SQ FT / 31 SQM  | Chapter Road               |
| Disclaimer: Floor plan measurements are approximate and are for illustrative purposes only.<br>While we do not doubt the floor plan accuracy and completeness, you or your advisors should<br>conduct a careful, independent investigation of the property in respect of monetary valuation | date 27/01/26<br>photoplan |

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