

HARTLAND ROAD, NW6
£2,750 PER MONTH UNFURNISHED

**AN EXCEPTIONAL TWO BEDROOM GARDEN FLAT
 WITH NO ATTENTION TO DETAIL SPARED.**

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

Winkworth

for every step...

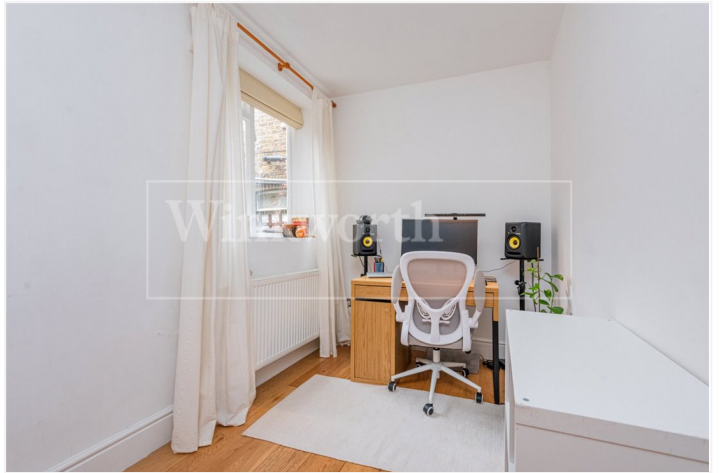
winkworth.co.uk

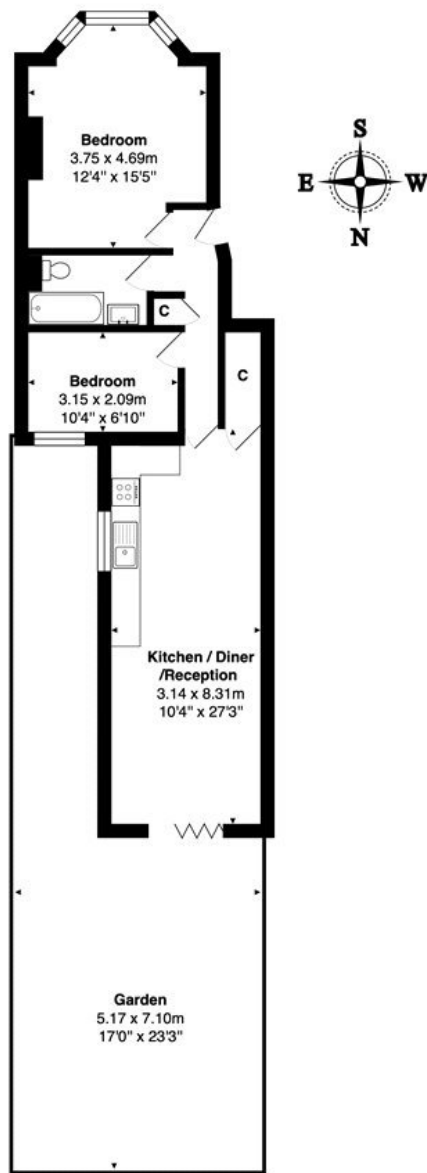


DESCRIPTION:

This stylish two bedroom garden flat is located on a desirable road in Queens Park. Finished to exacting standards the property features a high specification kitchen with fully integrated appliances including a fridge freezer, a dishwasher and microwave. The property has solid engineered oak flooring throughout, sash windows and bi-folding doors leading on to a private garden with a decked area and lawn.

Additional features include over entrance storage, under stair storage, a great location and is offered unfurnished. (There is a small wooden table in the kitchen)





Ground Floor

Total Area: 59.6 m² ... 641 ft² (excluding garden)
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.

Deposit: 5 weeks rent

Holding Deposit: 1 weeks rent

Council Tax Band: D

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.

Energy Efficiency Rating	
Current	Potential
Very energy efficient - lower running costs	
(92+) A	
(81-91) B	
(69-80) C	77
(55-68) D	64
(39-54) E	
(21-38) F	
(1-20) G	
Not energy efficient - higher running costs	
England, Scotland & Wales EU Directive 2002/91/EC	

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

Winkworth

for every step...

winkworth.co.uk

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.