



FIFTH AVENUE, W10
£3,250 PER MONTH FURNISHED

**RECENTLY DECORATED THREE BEDROOM FAMILY
COTTAGE IN THE EVERY POPULAR QUEENS PARK
AVENUES.**

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

Winkworth

for every step...

winkworth.co.uk



DESCRIPTION:

UNDER OFFER - This fantastic property has bags of character and is larger than the average for properties in this location. On the ground floor there is a double aspect reception with two feature fireplaces. The corridor leads to a light and airy kitchen diner and onto the ground floor bathroom. To the rear you will find a private patio area.

Upstairs there are three bedrooms with ample storage space and a lovely power shower room.

Additional features include hard wood flooring on the ground floor and a welcoming private entrance.

City Of Westminster Council Tax

(Furnishing to remain freestanding not including built in)

Brown sofa & poof

Table & chairs in the kitchen

Garden table only no chairs

First room – Wardrobe, bedside table, 1x Chester drawers, double bed and mattress

Middle room - 1x Chester drawers, 1x wardrobe, double bed and mattress

Last bedroom (front) - 1 double bed + mattress -



Fifth Avenue, W10



This plan is for layout guidance only. Not drawn to scale, unless stated. Measured & drawn to the nearest

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: E

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	
A (92+)	
B (81-91)	
C (69-80)	
D (55-68)	
E (39-54)	55 57
F (21-38)	
G (1-20)	
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.