



Chamberlayne Road, NW10



4



2



1



1605.00  
sq ft

Semi-detached 30's built four bedroomed property with scope to extend to create a lovely family home with plenty of lateral living space.

The property is located within easy reach to Kensal Rise Overground Station (Zone 2) coupled with the popular Lexi cinema and all local shopping, bars, restaurants and bus links in and out of town.

Accommodation includes two reception rooms, fitted kitchen, family bathroom, downstairs WC, rear garden and loft suitable to convert (STPP). Viewing is highly recommended.

- Full gas central heating
- Fitted carpets
- Garage
- Fitted wardrobes in 2 bedrooms

- Double glazed windows
- OSP for 2 cars
- Mature rear garden
- Excellent location

**£1,100,000 Freehold**



# CAMERONS STIFF & Co.

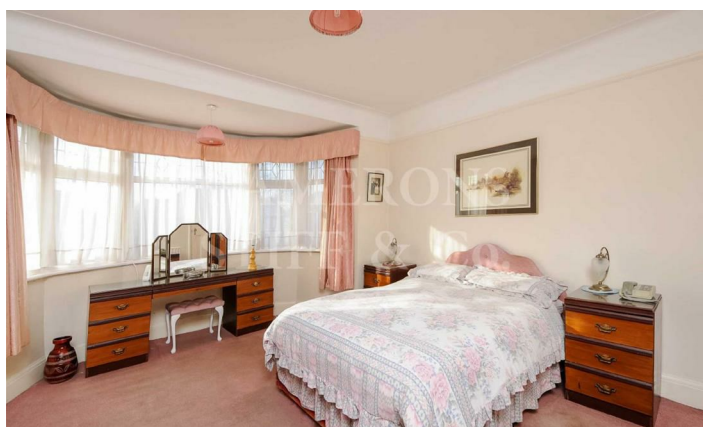
[www.cameronsstiff.co.uk](http://www.cameronsstiff.co.uk)





# CAMERONS STIFF & Co.

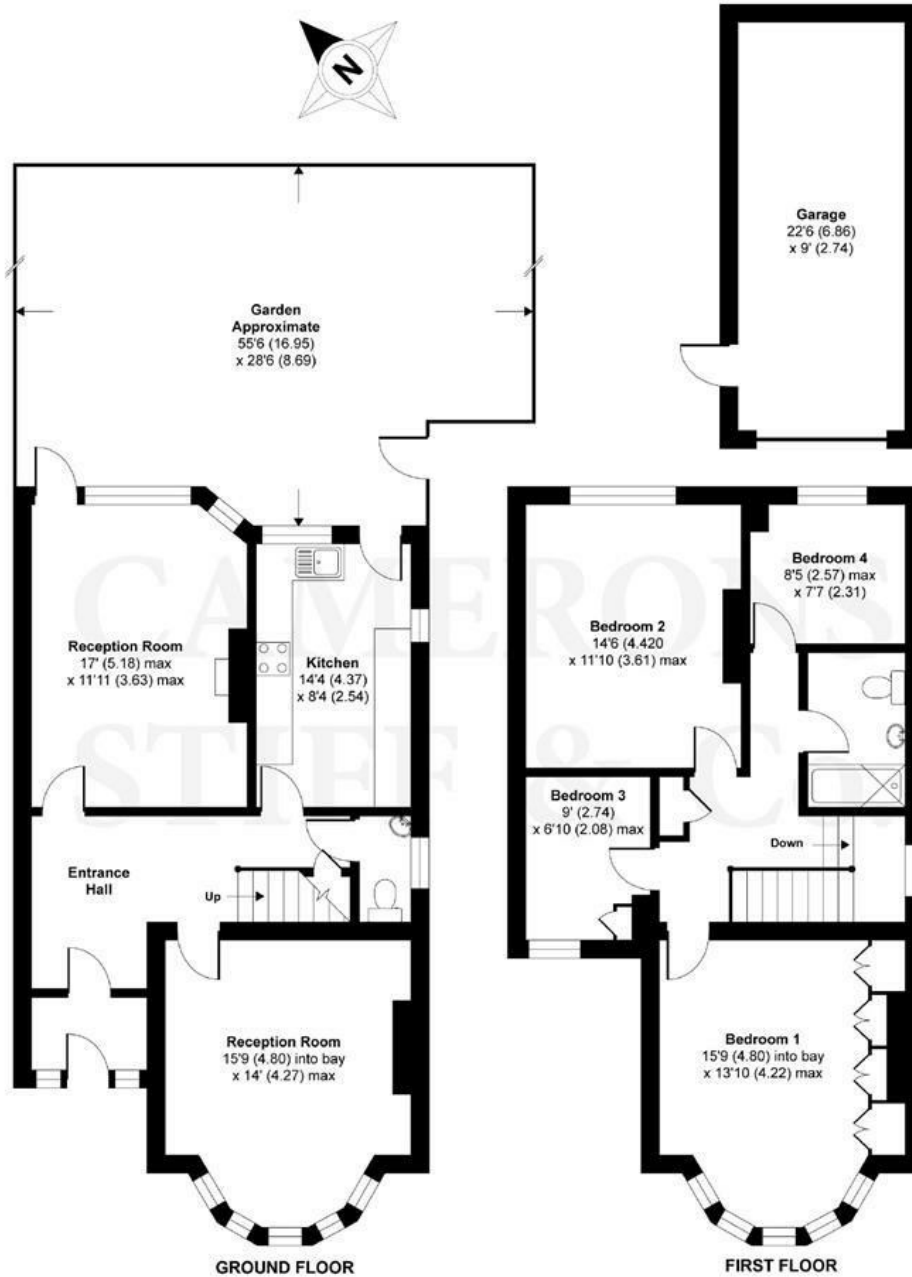
[www.cameronsstiff.co.uk](http://www.cameronsstiff.co.uk)



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) <b>A</b>			83
(81-91) <b>B</b>			
(69-80) <b>C</b>			
(55-68) <b>D</b>		52	
(39-54) <b>E</b>			
(21-38) <b>F</b>			
(1-20) <b>G</b>			
Not energy efficient - higher running costs			
England & Wales			EU Directive 2002/91/EC

## Chamberlayne Road, London, NW10

APPROX. GROSS INTERNAL FLOOR AREA 1605 SQ FT 149.1 SQ METRES (INCLUDES GARAGE)



Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows and rooms are approximate and no responsibility is taken for any error, omission or misstatement. These plans are for representation purposes only as defined by RICS Code of Measuring Practice and should be used as such by any prospective purchaser. Specifically no guarantee is given on the total square footage of the property if quoted on this plan. Any figure given is for initial guidance only and should not be relied on as a basis of valuation.

Copyright nichecom.co.uk 2017 Produced for Camerons Stiff & Co REF :159927

You may download, store and use the material for your own personal use and research. You may not republish, retransmit, redistribute or otherwise make the material available to any party or make the same available on any website, online service or bulletin board of your own or of any other party or make the same available in hard copy or in any other media without the website owner's express prior written consent. The website owner's copyright must remain on all reproductions of material taken from this website.