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FINCHLEY ROAD  
LONDON

NW3 6DJ

**PRICE: £2,300 PCM**

UNFURNISHED

We are delighted to offer for let a brand newly refurbished one-bedroom apartment on the 2nd floor (top) of within an imposing Victorian Residence.

Finished to a modern high-quality standard with luxury fully fitted kitchen with Washing Machine & Dishwasher, Nice size reception room. Well-proportioned bedroom with fitted wardrobes, Luxurious bathroom and wood flooring throughout. Independent gas central heating and double-glazed windows.

Ideally located within walking distance of both Finchley Road Tube (Metropolitan & Jubilee line) and Hampstead Village with Northern line tube.

Available immediately either furnished or unfurnished.



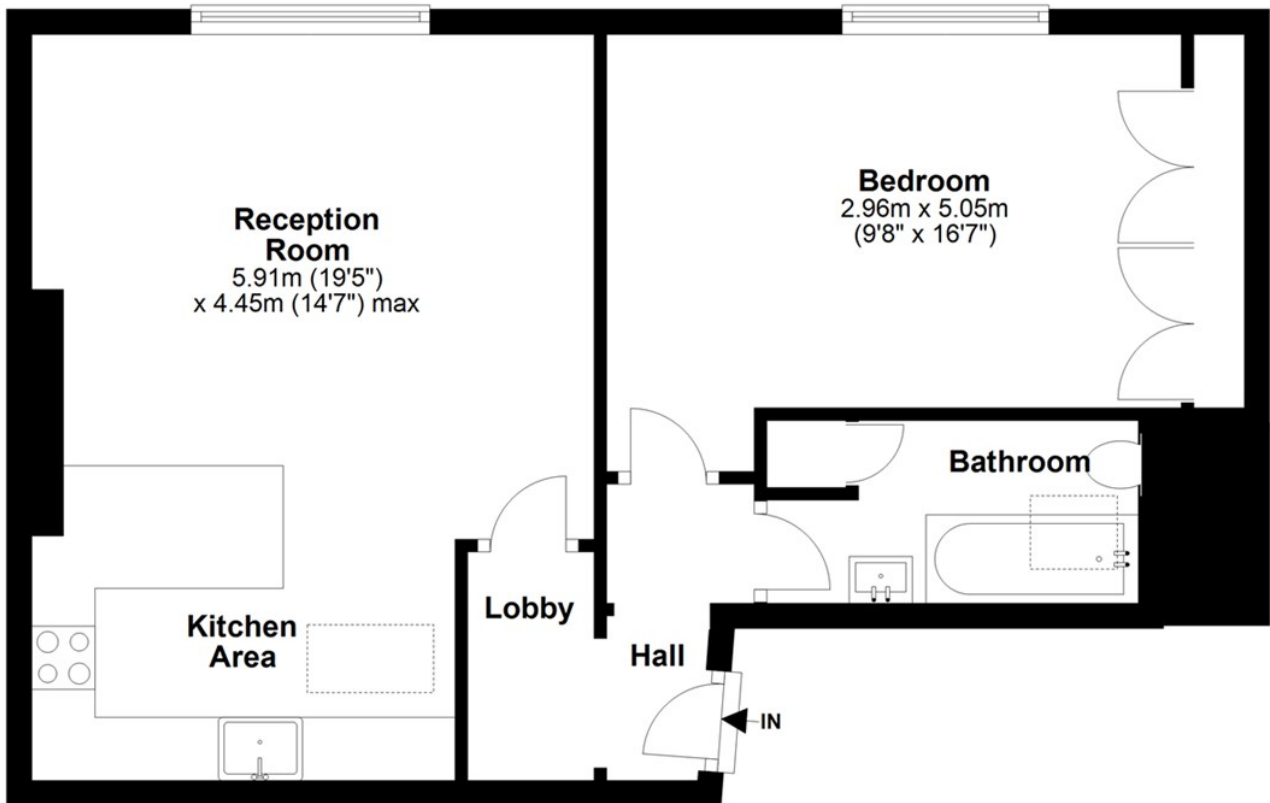
## FEATURES:

- Ideal for both Finchley Road or Hamsstead Tube
- Newly refurbished throughout
- Luxury fitted kitchen and bathroom
- Double glazed windows




## Second Floor

Approx. 49.4 sq. metres (531.6 sq. feet)



Total area: approx. 49.4 sq. metres (531.6 sq. feet)

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

### IMPORTANT NOTICE

Whilst every attempt has been made to ensure the accuracy of these details and floor plans contained here, measurements of doors, windows and rooms are approximate and no responsibility is taken for any error, omission or misstatement. These plans and details are for representation only as defined by RICS code of measuring practice and should be used as such by any prospective tenant. Not to scale. Copyright: RHW Estates

