



166 Manor Park Road  
Harlesden  
London  
NW10 4JT  
T: 020 8965 2250  
E: sales@churchillmathesons.com  
www.churchillmathesons.com

**Churchill & Mathesons**

Curzon Crescent, London, NW10 9RY

Asking Price £320,000 Leasehold



**KEY FEATURES:**

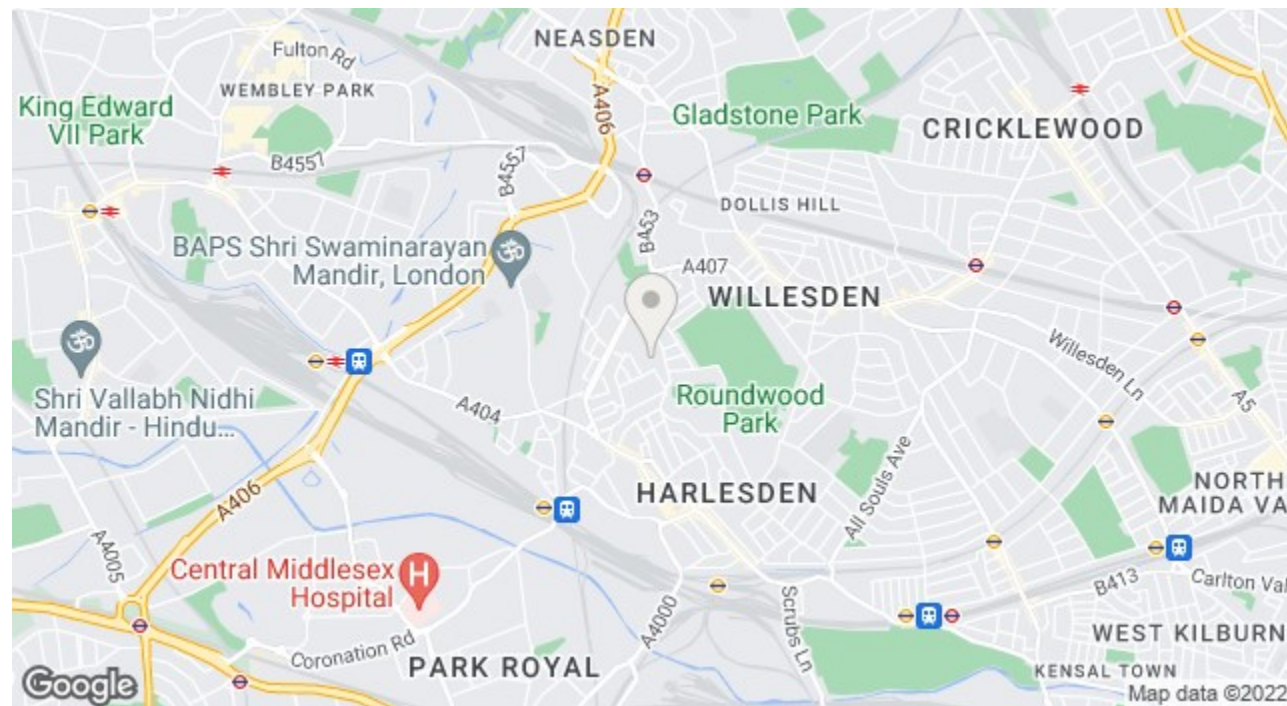
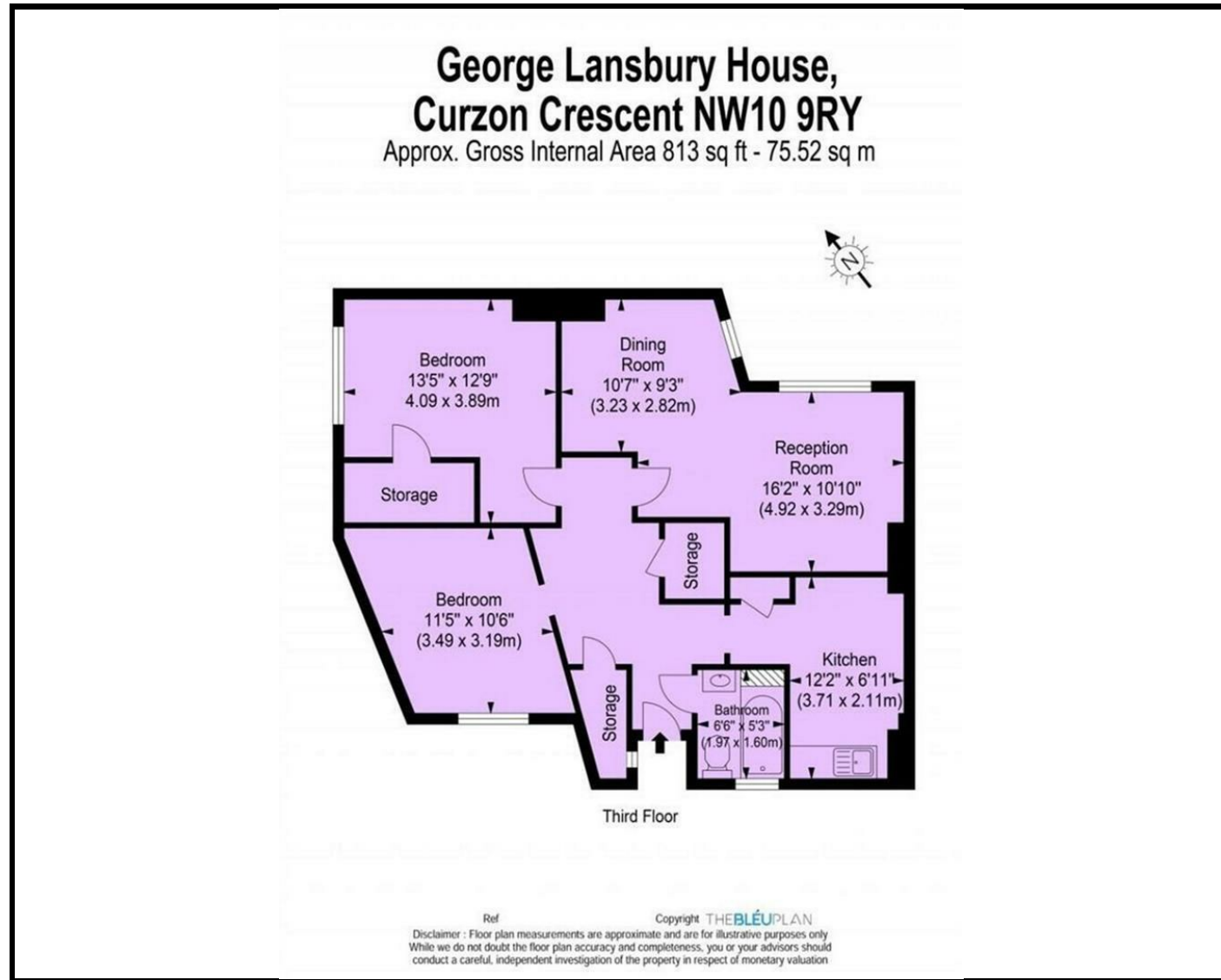
- TWO BEDROOM FLAT
- TOP FLOOR
- ALLOCATED PARKING
- GAS CENTRAL HEATING
- DOUBLE GLAZING
- SECURE PHONE SYSTEM
- COMMUNAL GARDEN
- BUY TO LET
- FIRST TIME BUYER

IDEAL for FIRST-TIME BUYERS or BUY TO LET INVESTORS. This well-proportioned top-floor two-bedroom apartment is situated in North West London, in a vibrant neighbourhood near Roundwood Park.

The property comprises of entrance hall, lounge, dining room, kitchen, two double bedrooms & bathroom. Further benefits are a secure entry phone system, gas central heating, UPVC double glazed and ALLOCATED PARKING.

The apartment would benefit from cosmetic updating, so add your own stamp to this property, which has a total floor area, of approximately 813 SQ/FT (75.52 SQ/M). Council Tax band B and Local Authority of Brent.

Curzon Crescent is situated close to transportation links, the Jubilee & Bakerloo lines plus overground trains at Willesden Junction. Convenient for the North circular road & bus routes, which include White City, Brent Cross & Wembley.



Whilst every effort is made to give a fair description, the accuracy of these particulars is not guaranteed, neither do they constitute an offer or contract.

**CHURCHILL & MATHESONS ESTATE AGENTS** have not tested any apparatus, equipment, fitting or services and so cannot verify that they are in working order. The buyer is advised to obtain verification from their solicitor or surveyor. Measurements are correct to within +/- 6 A sonic tape is used. None of the statements contained in these particulars or any of our properties are to be relied upon as a representation of fact.