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

Churchill&Mathesons

Kingfisher Way, London, NW10 8TZ

Offers In Excess Of £250,000 Leasehold

KEY FEATURES:

- LEASEHOLD
- STYLISH 7% ROI
- 1 BEDROOM
- 1 BATHROOM
- 1 RECPTION
- 1 PARKING
- GREAT LOCATION

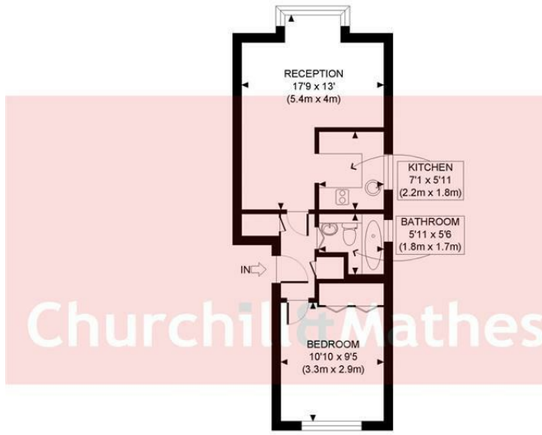
CALLING INVESTORS @7% ROI OR 1ST TIME BUYERS

Welcome to this charming property located at Kingfisher Way in the heart of Neasden, London. This delightful flat is perfect for first-time buyers, downsizers or investors looking for a stylish and well-decorated apartment with loads of storage and a great investment.

Situated on the second floor of a purpose-built building, this property boasts a cosy reception room, ideal for relaxing or entertaining guests. With one bedroom and one bathroom, this flat offers a comfortable living space of 402 sq ft, providing ample room for your daily activities.

The interior of this flat is tastefully decorated, creating a warm and inviting atmosphere that is ready for you to make it your own. Whether you are looking to unwind after a long day or host a gathering with friends, this property offers the perfect backdrop for your lifestyle, also includes 1 x PARKING.

Contact us today to arrange a viewing and take the first step towards making this charming property your new home.



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SECOND FLOOR
GROSS INTERNAL
FLOOR AREA 402 SQ FT

APPROX. GROSS INTERNAL FLOOR AREA: 402 SQ FT/ 37 SQM

PROPERTY PHOTO PLANS .COUK
ONE STOP SHOP FOR PROPERTY MARKETING

This plan is for illustrative purposes only and should be used as such by any prospective client.
Whilst every attempt has been made to ensure the accuracy of the Floor Plan contained here, measurements of the doors, windows, rooms and any other items are approximate and no responsibility is taken for any errors, omissions, or misstatement.
The services, systems and appliances shown have not been tested and no guarantee as to the operability or efficiency can be given.

Energy Efficiency Rating

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

Environmental Impact (CO_2) Rating

	Current	Potential
Very environmentally friendly - lower CO2 emissions		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO2 emissions		
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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.