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Churchill&Mathesons

Bridge Road, London, NW10 9DG

Asking Price £475,000 Freehold

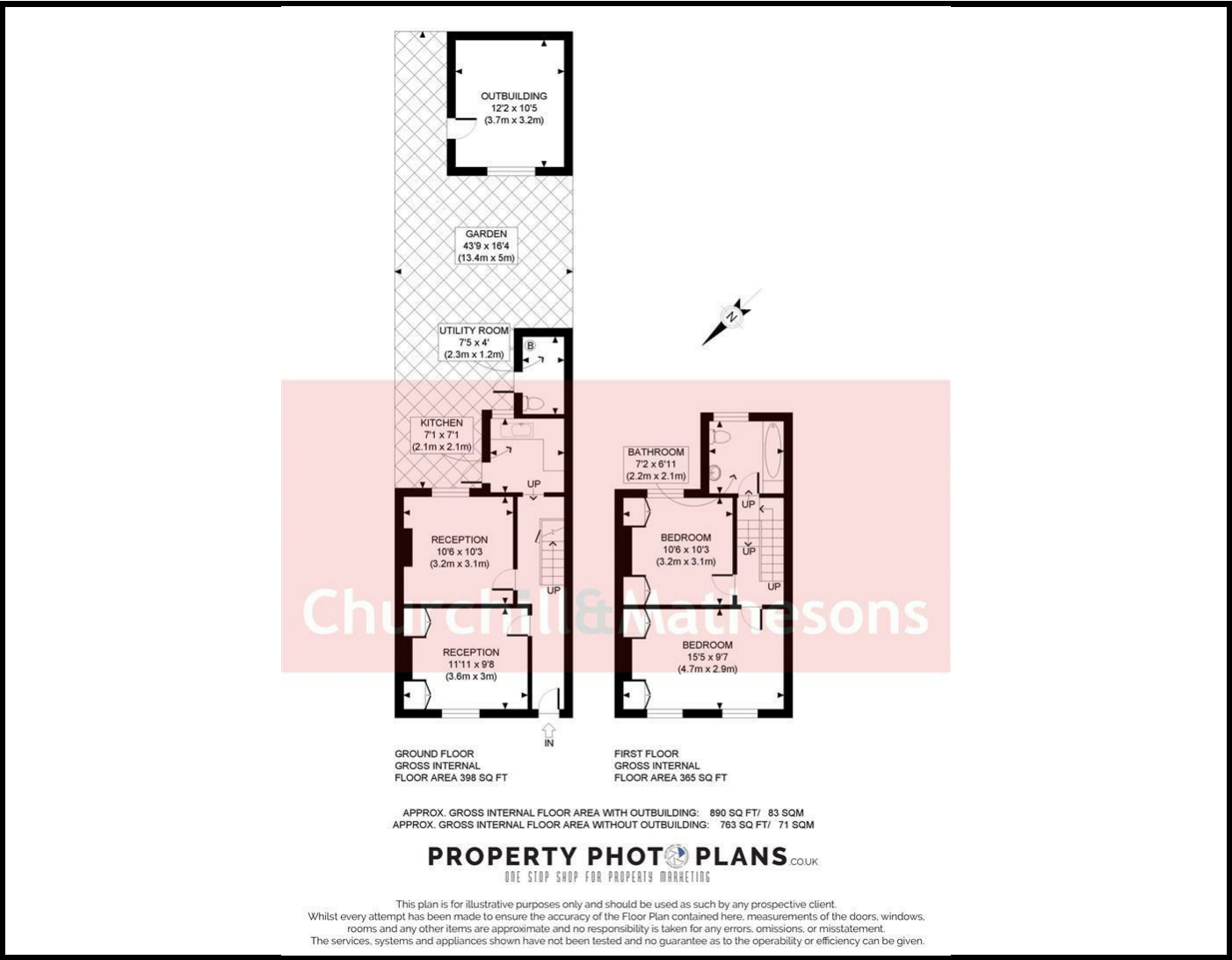


KEY FEATURES:

- 2 / 3 BEDROOM HOUSE
- REAR GARDEN
- UTILITY ROOM
- SEPARATE KITCHEN
- LOUNGE/DINER
- CLOSE TO SHOPS

A two/three bedroom house with own rear garden. The property comprises of entrance hall, lounge currently being used as bedroom one, lounge/diner, separate kitchen and utility room with WC. On the first floor there is , two double bedrooms and bathroom. The total floor area is approximately 763 SQ/FT (71 SQ/M).

Bridge Road is located close to local shops, cafes and schools. Local transport links include bus routes to Wembley, Brent Cross and Willesden Green. For motorists the North Circular Road is near by offering a short drive to Golders Green, Neasden and Brent Cross Shopping Complex. Local Authority London Borough of Brent. Council Tax Band D.



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 (CO₂) Rating

	Current	Potential
Very environmentally friendly - lower CO ₂ 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 CO ₂ emissions		
England & Wales	EU Directive 2002/91/EC	

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.