

# CHARMILL

RESIDENTIAL



**Willesden Lane, Willesden Green NW6**  
**£725,000**





Situated on the top floor (third with lift) of an imposing Art Deco block is this superb four bedroom family apartment.

Boasting over 1,300 sq ft the property comprises, a large fully fitted eat-in kitchen, reception room, four double bedrooms, a shower room and a bathroom. The apartment further benefits from a communal garden, a first come first served off street parking space and a garage.

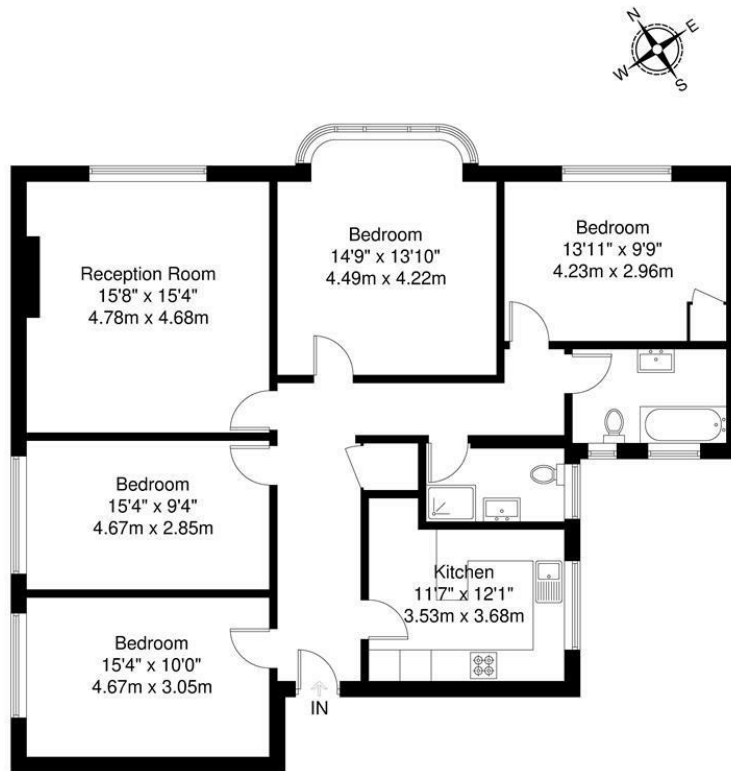
Marlow Court is ideally located for the vast array of shops, cafes, gastro pubs and restaurants of Willesden Green together with Salusbury Road in Queen's Park. Furthermore the green open spaces of Gladstone Park and Queen's Park are within walking distance. The property is very well positioned for a number of transport links with Willesden Green station and Kilburn station both served by the Jubilee line just 0.5 miles and 0.6 miles away respectively and Brondesbury Park station (North London line) 0.4 miles away.







## Floor Plan



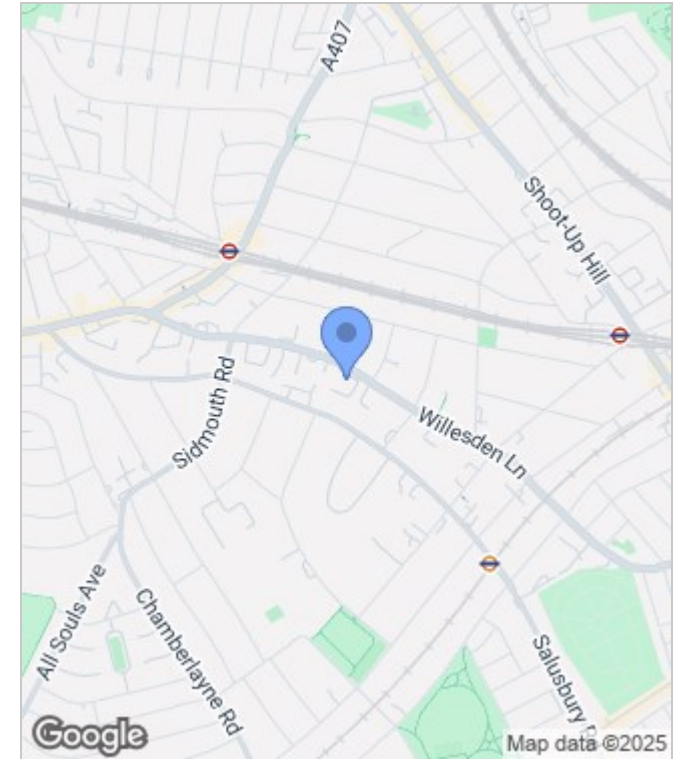
Third Floor

**Marlow Court, Willesden Green, NW6**

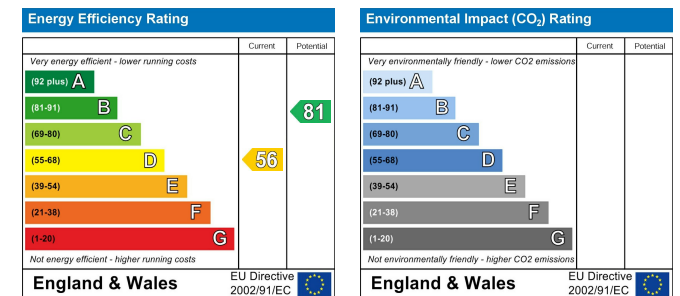
Total Gross Internal Area = 122.8 sq m / 1321 sq ft

All Measurements are approximate and for identification guideline purposes only, not to scale.  
Compliant with the RICS code of measuring practice

## Area Map



## Energy Performance Graph



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.



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