



**50 Edward Road
Northolt, UB5 6QP**

£1,650 PCM

Two double bedrooms first floor maisonette, GCH, Double glazed windows, laminate flooring, front and back garden, outside storage, partly furnished, Council Tax Band "C", EPD "C", available now

50 Edward Road, Northolt, UB5 6QP

Living Room

17'1" x 11'11" (5.22 x 3.65)

Bedroom 1

13'3" x 9'10" (4.05 x 3.00)

Bedroom 2

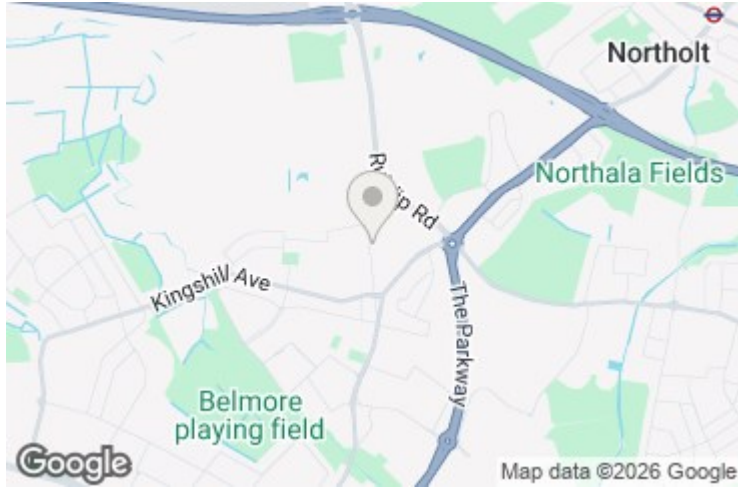
13'5" x 9'11" (4.09 x 3.04)

Kitchen

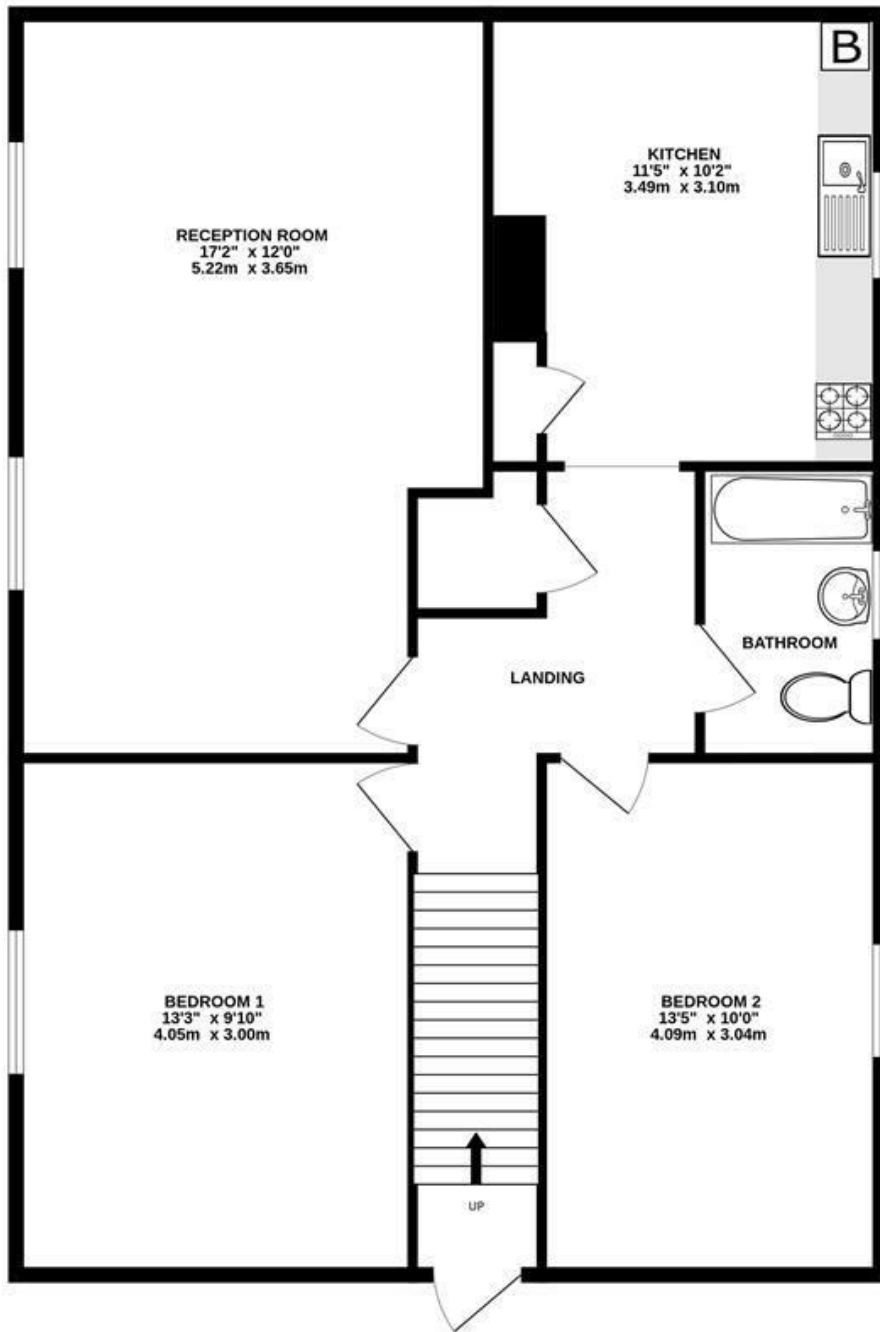
11'5" x 10'2" (3.49 x 3.10)

Bathroom

3'3", 285'5" x 5'6" (1,87 x 1.70)



GROUND FLOOR



Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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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		75	77
EU Directive 2002/91/EC			

Environmental Impact (CO ₂) 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			