



Flat 1, 30 Park Lane , Wembley, HA9 7RZ £2,500

THREE BEDROOM, TWO BATHROOM LUXURY APARTMENT ON THE LOWER GROUND FLOOR IN WEMBLEY PARK This high end apartment is one of six in this new development and located on the lower ground floor with its own private rear garden, three good size bedrooms facing the rear garden, two modern shower rooms, a fully fitted kitchen, bicycle rack and all just moments away from the London Designer Outlet which has access to an array of restaurants and shops such as Sainsburys, Amazon Groceries, a fitness gym all within walking distance.

Wembley Park is strategically placed for a quick and easy commute into the city with Wembley Park station and Wembley Central station just a short walk away. Catch a Metropolitan line train to the city with a 13 minute ride to Baker Street, 21 minutes to Kings Cross and 29 minutes to Liverpool Street! There are also fast bus routes, numerous motorways and Heathrow airport close by, making Wembley one of the best connected areas of North West London.

- BRAND NEW
- DEVELOPMENT OF SIX APARTMENTS
- THREE BEDROOMS
- TWO BATHROOMS
- LOWER GROUND FLOOR
- WEMBLEY PARK
- OWN PRIVATE GARDEN
- AVAILABLE NOW

Viewing

Please contact our Bryan Maher & Co Office on 020 8904 8904 if you wish to arrange a viewing appointment for this property or require further information.



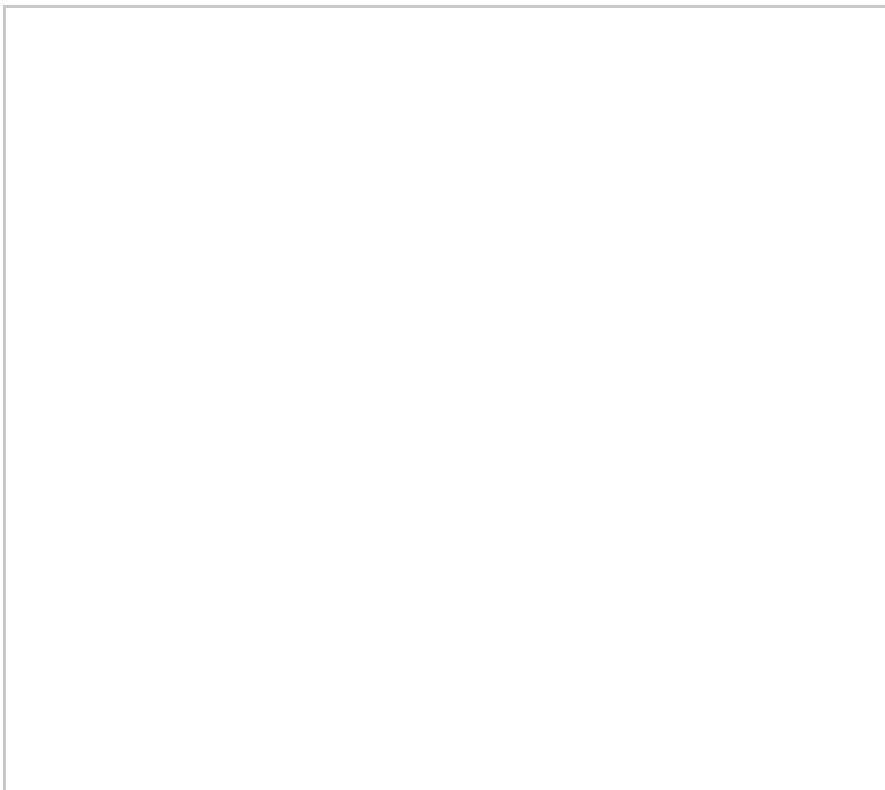
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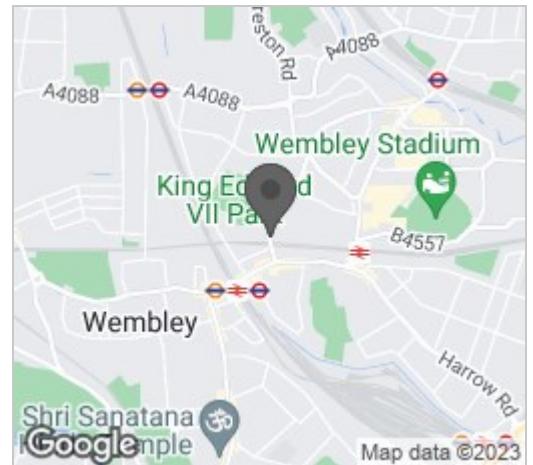
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Floor Plan



Area Map



Energy Efficiency Graph

Energy Efficiency Rating		Environmental Impact (CO ₂) Rating	
		Current	Potential
Very energy efficient - lower running costs (92 plus)	A	78	78
(81-91)	B		
(69-80)	C		
(55-68)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs		Not environmentally friendly - higher CO ₂ emissions	
England & Wales		EU Directive 2002/81/EC	



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