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Spezia Road, Kensal Green, London NW10 4QJ
£775,000 - Freehold



PROPERTY DESCRIPTION

A split level FOUR BEDROOM FIRST & SECOND floor flat within a PERIOD CONVERSION on a popular tree lined residential road in Kensal Rise.

The property has been lovingly cared for by the current owner, offering outstanding accommodation with period appeal, stylish interiors and high quality finish throughout. Extended into the loft space to create an inviting master bedroom and en-suite, this beautiful home provides generous living space in a fantastic central location. Features include reception with front aspect bay, well equipped eat-in kitchen/diner, modern bathroom and master en-suite, gas central heating, quality floor coverings and ample inbuilt storage. The property is being sold with complete freehold to the whole building.

Accommodation comprises entrance hall with stairs rising to the first floor landing, leading into the light and airy reception room with front aspect bay, ornate cast iron fireplace and stripped wood flooring. The separate kitchen/diner, with space for table and chairs, comprises a modern range of matching white fronted wall and base units with work surfaces incorporating inset sink unit and further space for appliances. There are three well sized bedrooms, plus a modern family bathroom with white three piece suite. A feature spiral staircase rises to the second floor which is spanned by a wonderful master bedroom with Velux style windows, inbuilt storage (including access to eaves space) and a stylish en-suite shower.

Externally, the beautiful private garden is mainly laid to lawn with planted borders and raised decked area.

The property is conveniently located within easy access of Willesden Junction, Harlesden and Kensal Green stations, as well as numerous regular bus routes providing links into Central London, the City and the surrounding area. The area is well served by a variety of shops, eateries and amenities, as well as good local schools and the lovely open spaces of Roundwood Park.

We understand the lease on the property is 189 years from 1964 - 132 years remaining. All prospective purchasers are advised to make their own enquiries and verify this information with a solicitor.

We understand there is no set service charge payable on the property, and no ground rent. All prospective purchasers are advised to make their own enquiries and verify this information with a solicitor.

POINTS OF INTEREST

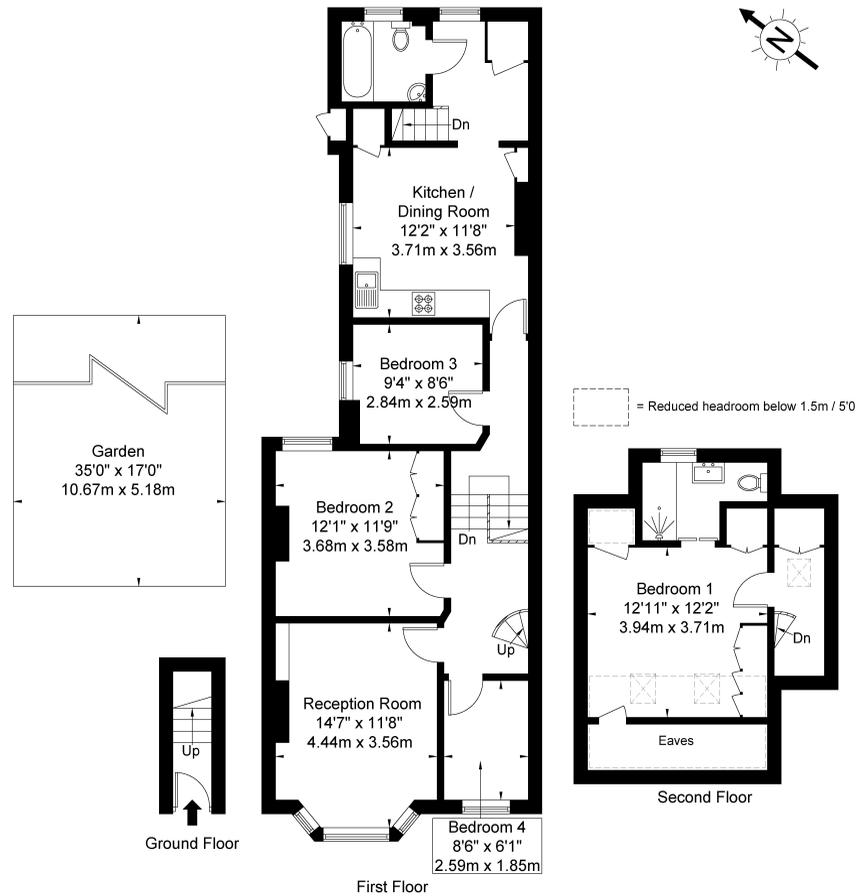
- FREEHOLD FOR WHOLE BUILDING
- LEASEHOLD 189 years from 1964 - 132 years remaining
- FOUR BEDROOMS
- SPLIT LEVEL FLAT
- PRIVATE ENTRANCE FROM STREET
- PRIVATE REAR GARDEN
- EAT IN KITCHEN DINER
- CLOSE TO WILLESDEN JUNCTION STATION

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Approx Gross Internal Area = 107.5 sq m / 1157 sq ft

Eaves = 3.9 sq m / 41 sq ft

Total = 111.4 sq m / 1198 sq ft



Ref

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The Floor plan is not to scale and measurements and areas shown are approximate and therefore should be used for illustrative purposes only. The plan has been prepared in accordance with the RICS code of Measuring Practice and whilst we have confidence in the information produced it must not be relied on. If there is any aspect of particular importance, you should carry out or commission your own inspection of the property.

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