

LEWIS CRESCENT, LONDON, NW10 0NS



EPC Rating: D

A rare opportunity to purchase a unique two bedroom house with garage and situated at the corner of St Raphaels Way and Lewis Crescent. The property benefits the following:-

- Gas central heating
- Double glazed windows
- Kitchen/Diner
- Lounge
- Two bedrooms and bathroom/WC to first floor
- Own rear garden some 34' long approximately
- Off street parking to front garden
- Gross internal floor area of 532 sq ft (49 sq m) approximately
- Detached garage to rear of property approached via its own drive-in for additional parking (accessed from Lewis Crescent)
- The property is located within a few hundred yards of Brent Park Tesco, IKEA Furniture Store, McDonalds restaurant and is within a half a mile approximately of Neasden Swaminarayan Temple
- The nearest Stations are Stonebridge Park (Bakerloo Line) or Neasden (Jubilee Line)

PRICE:Offers in the region of £500,000..... FREEHOLD

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The accommodation is arranged as follows:

Ground Floor:

Storm Porch: Leading to:

Lounge: 13'3" x 12'0" (4.03m x 3.67m). With staircase to first floor.

Kitchen/Diner: 12'0" x 8'7" (3.67m x 2.61m). Access to rear garden.

First Floor:

Bedroom 1 (front): 12'0" x 9'7" (3.67m x 2.91m). Double glazed window.

Bedroom 2 (rear): 9'0" x 6'4" (2.71m x 1.93m). Double glazed window.

Bathroom/WC: 5'9" x 5'3" (1.75m x 1.60m). Panelled bath, wash hand basin and low level WC.

External Features: Own rear garden. Off street parking to front garden and garage located to rear (approached via its own drive-in from Lewis Crescent).

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VIEWING BY APPOINTMENT ONLY THROUGH OWNERS' SOLE AGENTS, HOOPERS, AS ABOVE.

If there is anything in our particulars of which you are uncertain, please contact us for clarification and particularly do so if you are contemplating travelling a long distance to view a property. All measurements are approximate and as rooms are measured with a sonic tape measure, accuracy cannot be guaranteed. We have not checked the operational condition of the services connected/wiring/appliances at the property and as such offer no warranties thereto. All distances mentioned to and from local amenities are approximate and based on particular routes.

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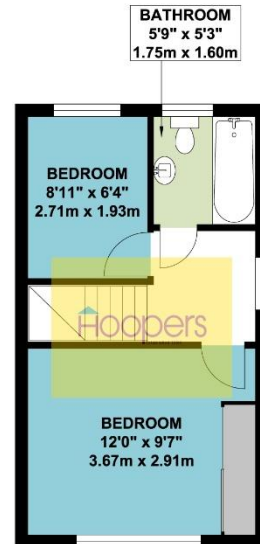


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GROUND FLOOR



FIRST FLOOR

APPROX. GROSS INTERNAL FLOOR AREA 532.38 SQ. FT / 49.46 SQ. M

WHILST EVERY ATTEMPT HAS BEEN MADE TO ENSURE THE ACCURACY OF THE FLOOR PLAN 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.
FLOOR PLANS ARE NOT DONE TO "SCALE".