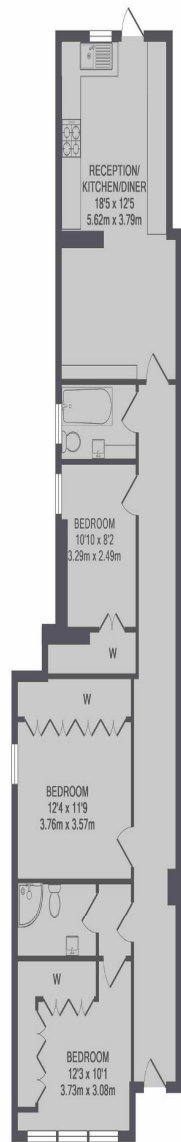




3 Bedroom Flat
Olive Road
London NW2

- Immaculate family home
- Fully double glazed
- Chain free
- Moments from Gladstone Park

Asking price of £550,000
LH+ShareFH



Environmental Impact (CO ₂) Rating		
	Current	Potential
Very environmentally friendly - lower CO ₂ emissions		
(92-100) A		
(81-91) B		
(69-80) C		
(56-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO ₂ emissions		
England, Scotland & Wales		EU Directive 2002/91/EC

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92-100) 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, Scotland & Wales		EU Directive 2002/91/EC

A recently converted THREE DOUBLE BEDROOM TWO BATHROOM GARDEN FLAT set on the entire GROUND floor of this completely renovated VICTORIAN SEMI-DETACHED HOUSE on this quiet turning just a short walk from Willesden Green Jubilee Line station. This spacious home features a LARGE OPEN PLAN RECEPTION ROOM and LARGE PRIVATE REAR PATIO WITH OUTBUILDING which would make an ideal home office or guest room.

ML Estates wish to advise prospective purchasers that we have not checked the services or appliances. These particulars have been prepared as a guide only, any floor-plan or map is for illustrative purposes only. ML Estates, for themselves and for the vendors or lessors of this property whose agents they are given notice that: the particulars have been produced in good faith; do not constitute any part of a contract; no person in the employment of ML Estates has any authority to make or give any representation of warranty in relation to this property.