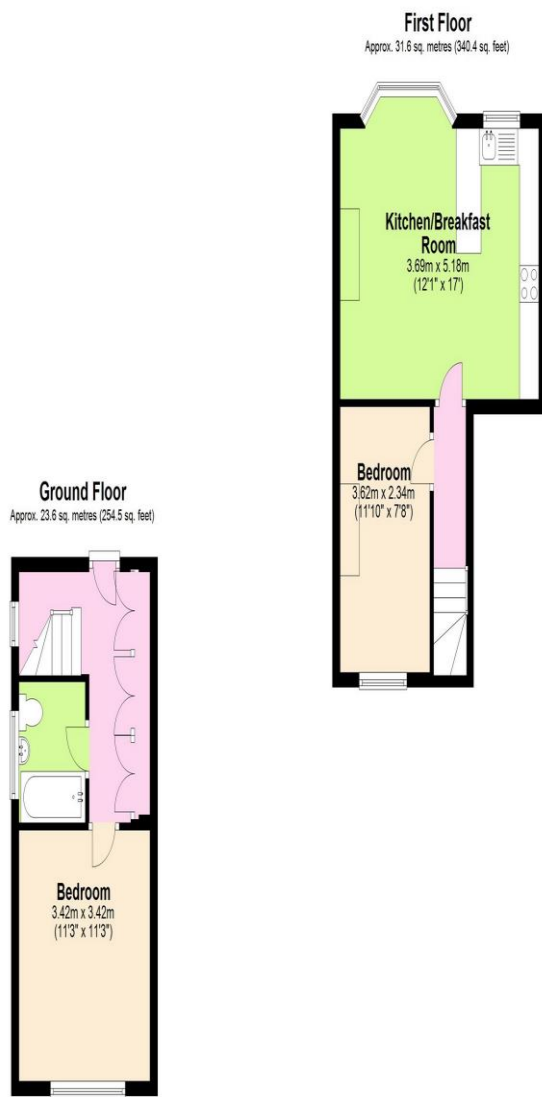




2 Bedroom Flat  
Iverson Road  
London NW6

- Two double bedrooms
- Victorian Conversion
- First floor split level
- Close to amenities

Price: £450 pw / £1,950 pcm



Total area: approx. 55.3 sq. metres (594.9 sq. feet)

The measurements given are approximate and are for illustration only. They should not be relied on for valuation.  
Plan produced using PlanUp.



Bright and spacious two bedroom first floor apartment (595 sq ft.) located in central West Hampstead. Comprising reception room with wood floors, open plan kitchen with integrated appliances, two double bedrooms with wardrobes, bathroom with shower and wc, part furnished. Iverson Road is located moments from all the restaurants, bars, shopping facilities and the Jubilee line, Thameslink and London Overground stations. Available 5th Sept.

Environmental Impact (CO <sub>2</sub> ) Rating		
	Current	Potential
Very environmentally friendly - lower CO <sub>2</sub> emissions		
(92-100) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>		<b>70</b>
(55-68) <b>D</b>		
(39-54) <b>E</b>	<b>54</b>	
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not environmentally friendly - higher CO <sub>2</sub> emissions		
England, Scotland & Wales		EU Directive 2002/91/EC
Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92-100) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>		<b>71</b>
(55-68) <b>D</b>	<b>59</b>	
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
England, Scotland & Wales		EU Directive 2002/91/EC

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.