



24 Vineyard Avenue

| London | NW7 1HR

Offers over £360,000

We are pleased to present this two-bedroom flat located in Vineyard Avenue, London.

The property consists of – Kitchen, Lounge, 2 Bedrooms and a Bathroom.

This property offers well-proportioned accommodation arranged on a single floor and is situated close to excellent transport links, local amenities and schools.

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus)	A		
(81-91)	B		74
(69-80)	C		
(55-68)	D	56	
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

24 Vineyard Avenue

| London | NW7 1HR

Offers over £360,000

Kitchen

10'11" x 9'1"

The well-spaced kitchen is fitted with storage cupboards and built-in utilities, including an oven, hob and extractor fan. There is a window with views to the back of the property and the floor is tiled.

Lounge

13'6" x 10'4"

This lounge area features a front aspect window and carpeted flooring.

Bedroom 1

12'5" x 10'5"

This double bedroom features a rear aspect window and laminated flooring.

Bedroom 2

10'11" x 7'8"

This bedroom is a good-sized single and features a front facing window and laminated flooring.

Bathroom

The bathroom is equipped with toilet, wash hand basin, bath facilities and finished with attractive wall tiling.

Garden

At the front of the property there is a driveway offering communal off street parking. Entrance to the flat is via a flight of stairs from the front door on the ground floor. There is a communal enclosed grass covered garden at the back of the property.

