

MATTHEW JAMES

Residential Sales • Lettings • Management



9b Blackburn Road, London, NW6 1RZ

Asking Price £425,000

A nicely appointed two bedroom converted flat set within this Victorian house close to West End Lane and West Hampstead Underground station.

The flat, which is being sold with no upward chain, is a good size and features two bedrooms, a bright kitchen and lounge and a bathroom. A new lease is to be granted with no ground rent payable.

Viewing is recommended.

First Floor

Split Level Entrance Hall

Carpet, window, storage cupboard.

Lounge



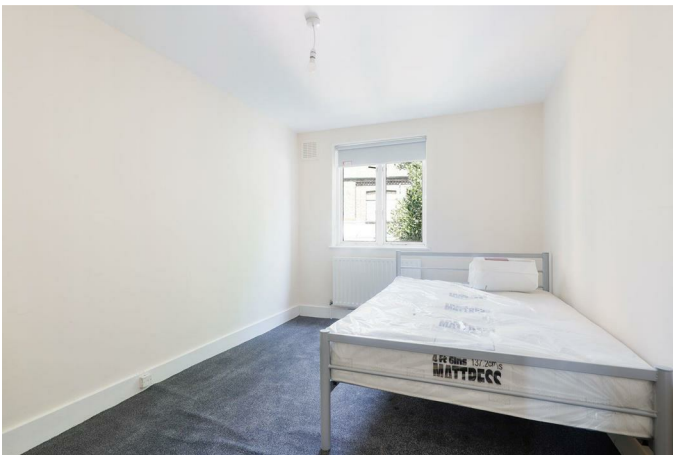
Single sash window, carpet.

Kitchen



Fitted wall and base units, work tops incorporating single sink and drainer unit with mixer tap, spaces for refrigerator, cooker and washing machine. Wall mounted boiler, window to rear.

Bedroom One



Single sash window, carpet.

Bedroom Two



Carpet, window.

Bathroom



Panel enclosed bath with mixer tap, pedestal was basin, low flush wc, tiled splash back, extractor fan.

Additional Information

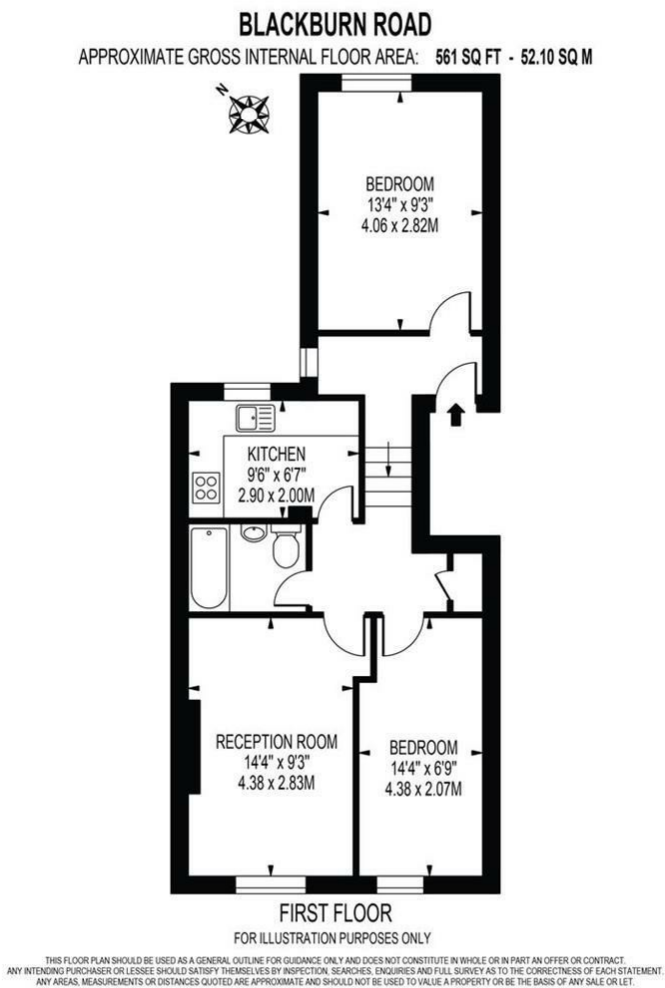
New 250 year lease

No ground rent

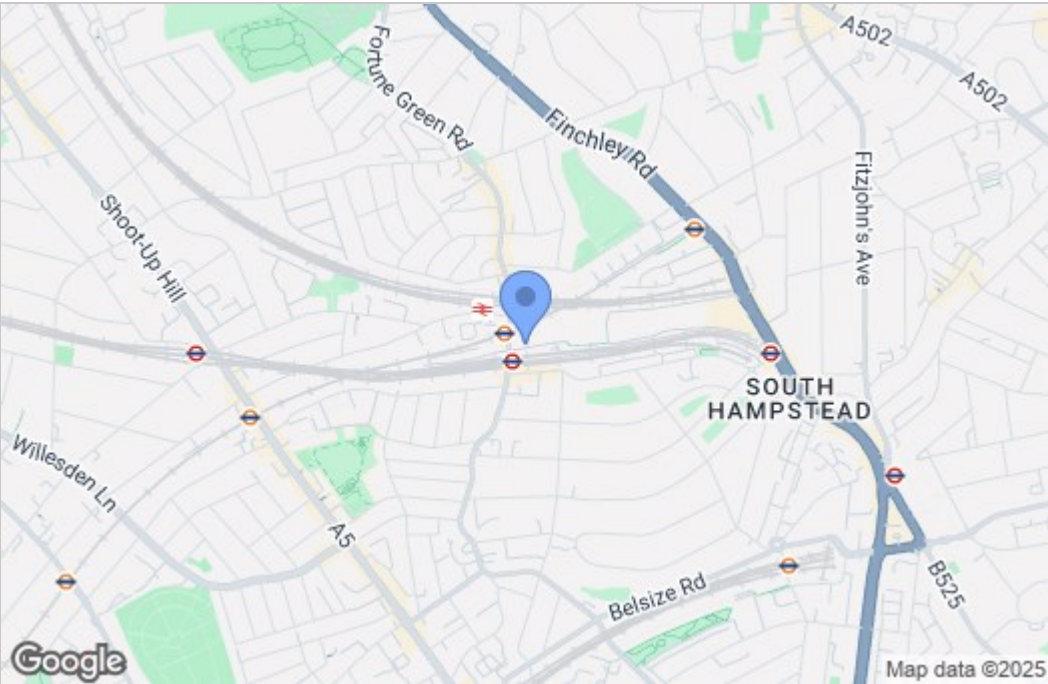
Service charge for 25/26 £1,088.43

Chain Free

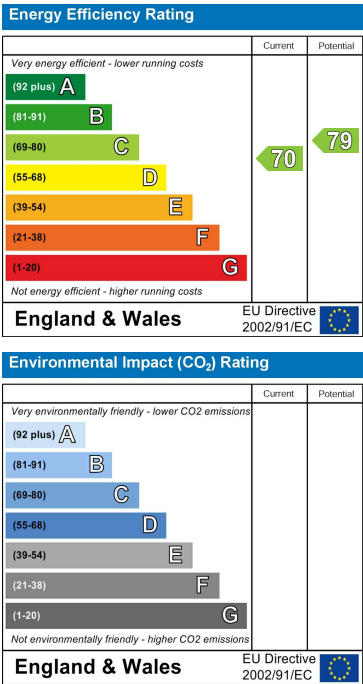
Floor Plan



Area Map



Energy Efficiency Graph



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