



Ravensworth Road, Kensal Green NW10 Flat

Asking Price Of: £627,000

This bright, duplex penthouse apartment has launched to the market chain free. Located on the quiet, residential Ravensworth Road, this converted Edwardian apartment benefits from high ceilings balanced out with modern finishes. The open plan kitchen living room gives the flat a strong central point around which the bedrooms (including the private master suite upstairs) flow ensuring a mix of private and entertaining spaces. With a share of freehold backed by a long lease, this apartment provides a great opportunity to put down roots in the area and as such early viewings are strongly recommended.



- Duplex apartment
- Three bedrooms
- Two bathrooms
- Share of freehold
- Chain free
- Close to Kensal Green Station

Situated a short walk from Kensal Green Station (which has access to both the Bakerloo and the Overground) this apartment also has residents permit parking making it a fantastic base from which to explore London and beyond. With a range of excellent local cafes, shops and restaurants around as well as a variety of Ofsted rated good to Outstanding schools nearby, this flat lends itself to a wide selection of uses from investment opportunities to a wholesome family home.



GROSS INTERNAL AREA (GIA)
The footprint of the property.
83.8 Sqm / 901.9 Sqft

NET INTERNAL AREA (NIA)
Excludes walls and external features.
Includes washrooms, restricted head
74.1 Sqm / 797.3 Sqft

EXTERNAL STRUCTURAL FEATURES
Balconies, terraces, verandas etc.
0.0 Sqm / 0.0 Sqft

RESTRICTED HEAD HEIGHT
Limited use area under 1.5m
11.1 Sqm / 119.7 Sqft



Spec floor plans are produced in accordance with the Royal Institution of Chartered Surveyors' Property Measurement Standards. Plots and gardens are illustrative only and are excluded from all area calculations. Due to rounding, numbers may not add up precisely. All measurements shown for the individual room lengths and widths are the maximum points of measurements captured in the scan.

IPMS 3B RESIDENTIAL
78.8 Sqm / 848.2 Sqft

IPMS 3C RESIDENTIAL
74.6 Sqm / 803.3 Sqft

SPEC ID
5edf8b004b50000a1e5506ff



Contact us

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Westways



Tenure: Share of Freehold

Lease Remaining: 994

Gross Internal Area: 902 sqft

Local Authority: Brent London Borough
Council

Council Tax Band: B

EPC Rating: C

In accordance with the 1993 Misdescriptions Act: The agent has not tested any apparatus, equipment, fixtures, fittings or services and se cannot verify they are in working order. Neither has the Agent checked the legal documents to verify the Leasehold/Freehold status of the property. The buyer is advised to obtain verification from their solicitor or surveyor. Also photographs are for illustration only and may depict items which are not for sale or included in the sale of the property. All sizes are approximate.

