

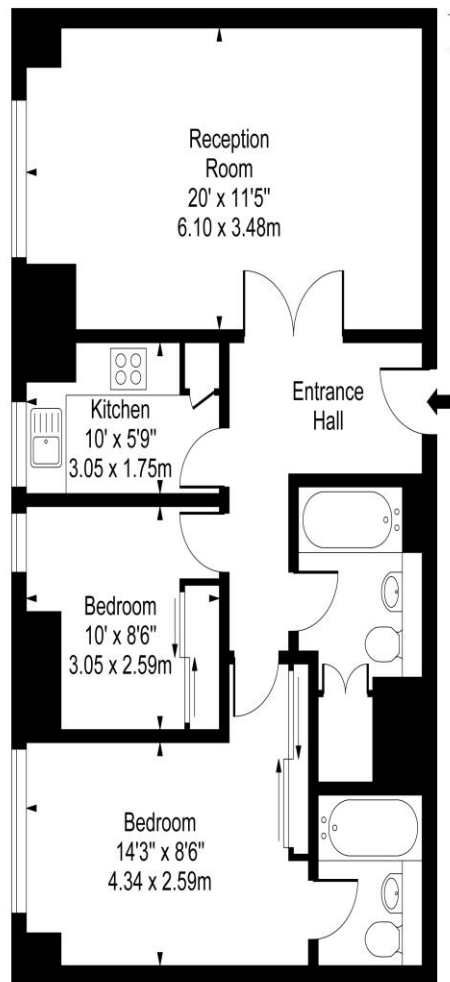


2 Bedroom Flat
Shoot Up Hill
London NW2

- Two double bedrooms
- Two bathrooms
- Modern purpose built block
- Separate fitted kitchen

Price: £525 pw / £2,275 pcm

Jubilee Heights, NW2



Fourth Floor

Approx Gross Internal Area **711 Sq Ft - 66.05 Sq M**

For Illustration Purposes Only - Not To Scale

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Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92-100) A		
(81-91) B	82	82
(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

Bright and spacious two double bedroom fourth floor apartment (approx 711 sq ft.) set within a luxury development opposite Kilburn tube station. Comprising two double bedrooms, two bathrooms (one ensuite), wood floors throughout, spacious reception and luxury fitted kitchen with all appliances including dishwasher. Secure allocated underground parking space. The building also benefits from a 24 hr porter, well maintained gym, swimming pool, sauna and jacuzzi. Part furnished. Jubilee Heights is adjacent to Kilburn Jubilee line station and Brondesbury Overground, multiple bus routes allowing for great access to all areas of London and a wealth of restaurants, bars and gastropubs. Current Tenants have been there for 2 years and love the location of the block and the included amenities of the residents only Gym, Swimming pool.

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.