

# Hamptons

INTERNATIONAL



**College Road, London, NW10**

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**£540,000**

(£540,000)

## Property details



### Key features

- One-bedroom
- Period Conversion
- Share Of Freehold
- Long Lease

### Attributes

- Apartment

**College Road, London, NW10**

**£540,000**  
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## Description

This charming one-bedroom upper floor flat in a Victorian conversion offers a perfect blend of character and practicality. Boasting beautiful period features throughout, the property provides a warm and inviting atmosphere ideal for modern living. The flat comprises a well-proportioned living room, kitchen with a Juliette balcony and a bathroom. The main bedroom is generously sized and includes fitted wardrobes, while an additional loft space has been cleverly adapted to serve as a versatile spare bedroom or home office. Ideally located, the property is just a short walk from the vibrant shops, cafés, and amenities of College Road, and only minutes from Kensal Green Station, offering excellent transport links into Central London. Also close by is Chamberlayne Road and Kensal Rise Overground Station, Queen's Park itself is within easy reach too. Situation The property is situated in a highly desirable and central Kensal Rise location and close to the many shops, bars and restaurants of College Road, Chamberlayne road and Salusbury road. The apartment is also within reach of Queens Park with its tennis courts and pleasant walks. Local stations include Kensal Rise (Overground) and Kensal Green (Overground and Bakerloo) providing quick transport across town. There are also numerous useful bus routes found on Chamberlayne Road. Property Ref Number: HAM-64002











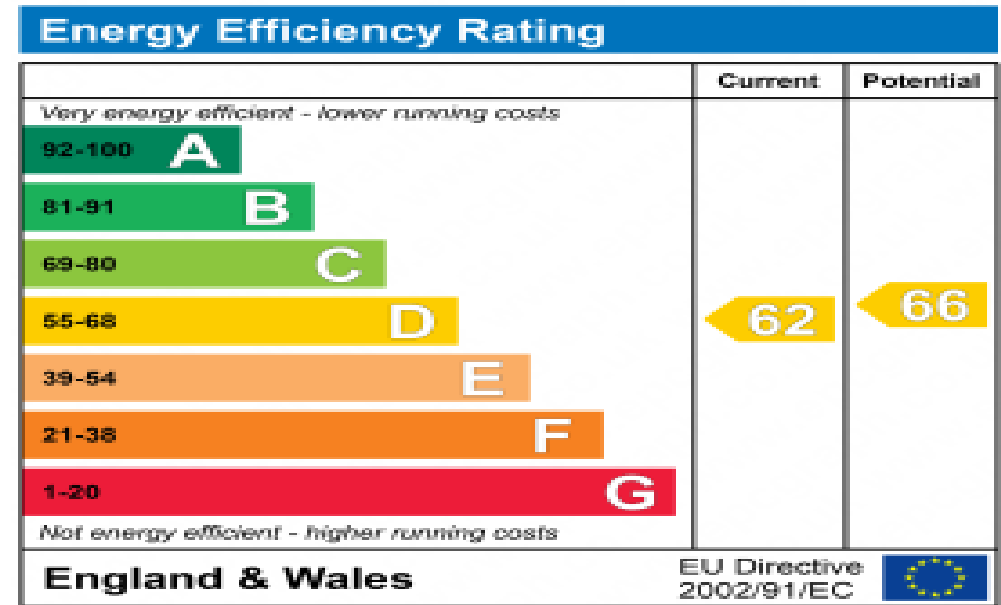












# Floor plan

## WILLEDE ROAD

Approximate Gross Internal Area (excluding reduced headroom)

Ground floor = 15 sq. ft. (1.4 sq. m.)

First floor = 509 sq. ft. (47.3 sq. m.)

Second floor = 76 sq. ft. (7.1 sq. m.)

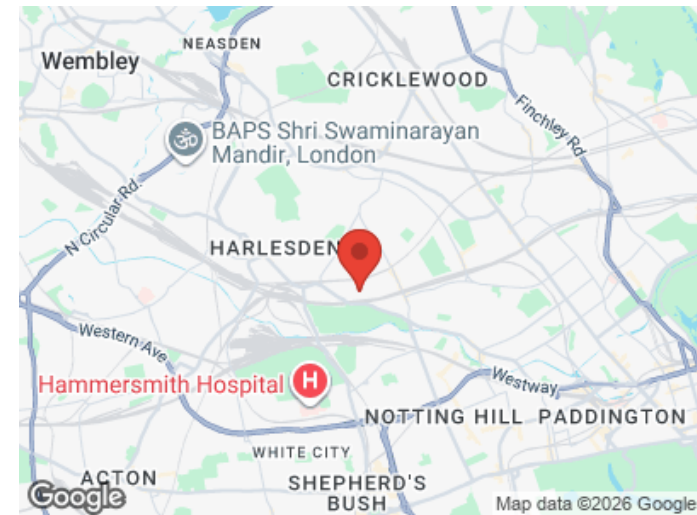
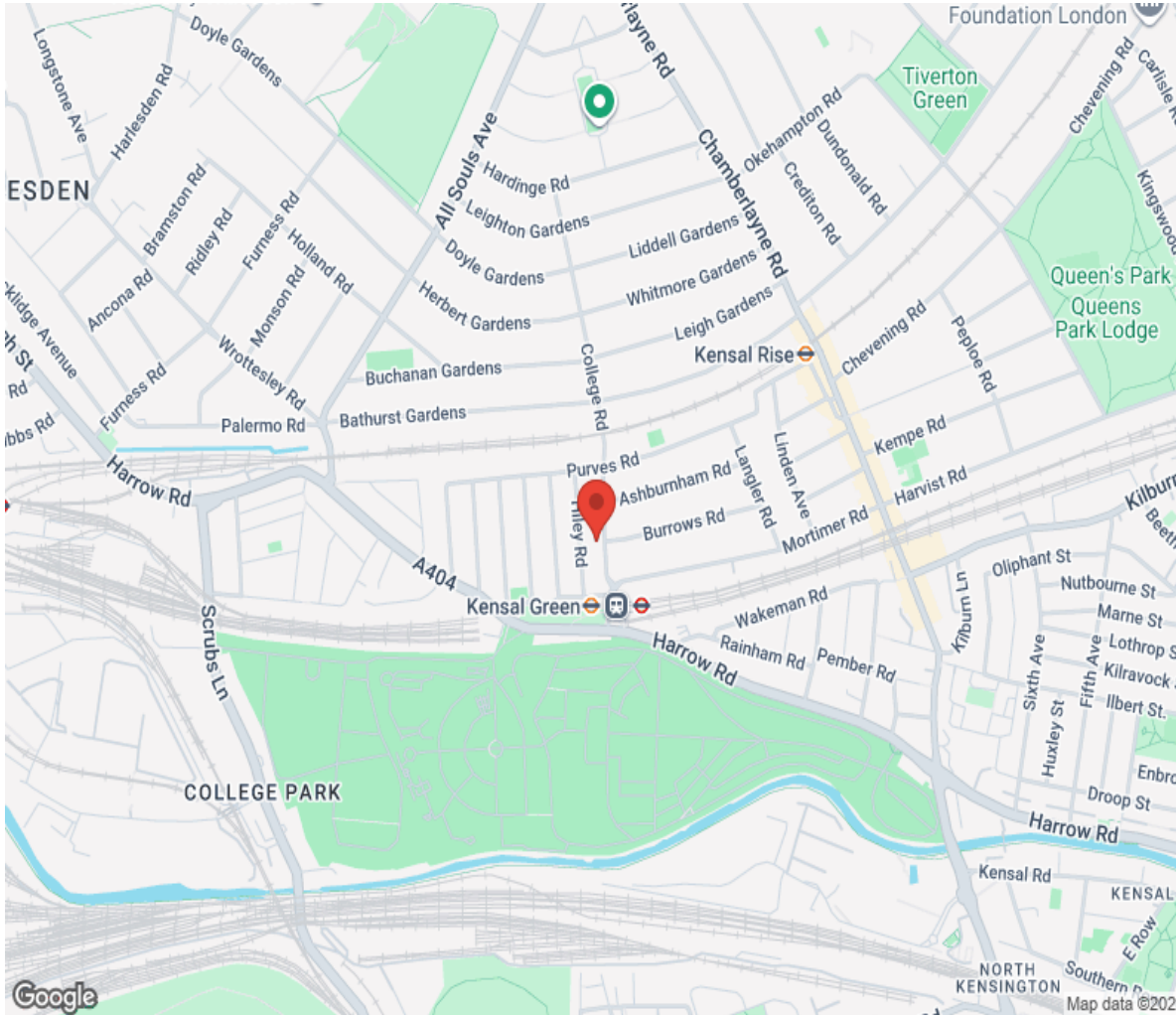
Reduced headroom = 156 sq. ft. (14.5 sq. m.)

Total = 756 sq. ft. (70.3 sq. m.)



This plan is for layout guidance only. Not drawn to scale unless stated. Windows and door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and contents before making any decisions about them.

# Location



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