



Aboyne Road, Neasden. NW10



£375,000

Leasehold

ABC Estates are delighted to present this spacious 2 bedroom, first floor maisonette situated on Aboyne Road, NW10.

This property comprises 2 double bedrooms, large reception, family bathroom, spacious kitchen and plenty of storage space throughout. This property would be a great buy to let investment as well as an ideal home for first time buyers. Further benefits include a private rear garden, on street residents parking and great location with Neasden station just a short walk away with various local amenities nearby.

Leasehold with 94 years remaining (125 years from March 1993).

Vacant Possession

Council Tax Band: C (Brent)

EPC Rating: D

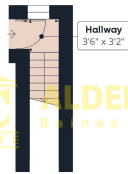




- 1ST FLOOR FLAT
- CLOSE TO TRAVEL LINKS

- 2 DOUBLE BEDROOMS
- LEASEHOLD

- PRIVATE GARDEN
- MAISONNETTE



Hallway
3'6" x 3'2"

Floor 0



Floor 1



Approximate total area¹⁾
686.21 ft²

Excluding balconies and terraces

While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.

GIRAFFE360



Energy Efficiency Rating

	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92+) A		
(81-91) B		
(69-80) C		79
(55-68) D	60	
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not energy efficient - higher running costs</i>		
England, Scotland & Wales		EU Directive 2002/91/EC

Hendon

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