



**Leopold Road, London, NW10 9LN**

**£375,000 Leasehold**

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## £375,000 Leasehold

New lease of 125 years to be granted | No service charge payable | Ideal for a first time buyer | Close to transport links and amenities | Good amounts of natural lighting | Spacious reception room / Kitchen

Empire Estates are pleased to bring to the market a fantastic 1 bedroom maisonette, offered with a fresh lease of 125 years.

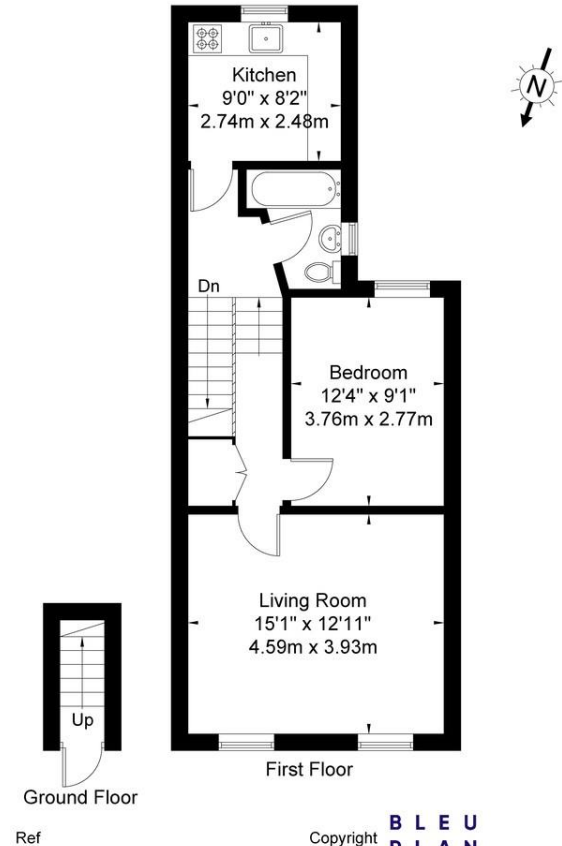
Leopold Road offers generous living space featuring a reception room, a good sized kitchen and bathroom and a well proportioned bedroom minutes from amenities and transport links.

Leopold Road is conveniently placed for the good selection of amenities and transport links of Harlesden. The property is a superb purchase as a first time buyer or investor and Harlesden underground station is moments away offering excellent links to and from the city centre.



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Approx Gross Internal Area = 51.3 sq m / 552 sq ft



The Floor plan is not to scale and measurements and areas shown are approximate and therefore should be used for illustrative purposes only. The plan has been prepared in accordance with the RICS code of Measuring Practice and whilst we have confidence in the information produced it must not be relied on. If there is any aspect of particular importance, you should carry out or commission your own inspection of the property.  
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Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		78   c
55-68	D	65   d	
39-54	E		



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In accordance with the Property Misdescriptions Act (1991) our particulars are a general guide to give a broad description of the property. They are not intended to constitute part of an offer or contract. We have not carried out structural survey and the services and the services, appliances and specific fittings have not been tested. All photographs, measurements, floor plans and distances referred to are given as a guide only and should not be relied upon for the purchase of carpets or any other fixtures or fittings. Lease details, service charges and ground rent (where applicable) are given as a guide only and should be checked and confirmed by your solicitor prior to exchange of contracts.