



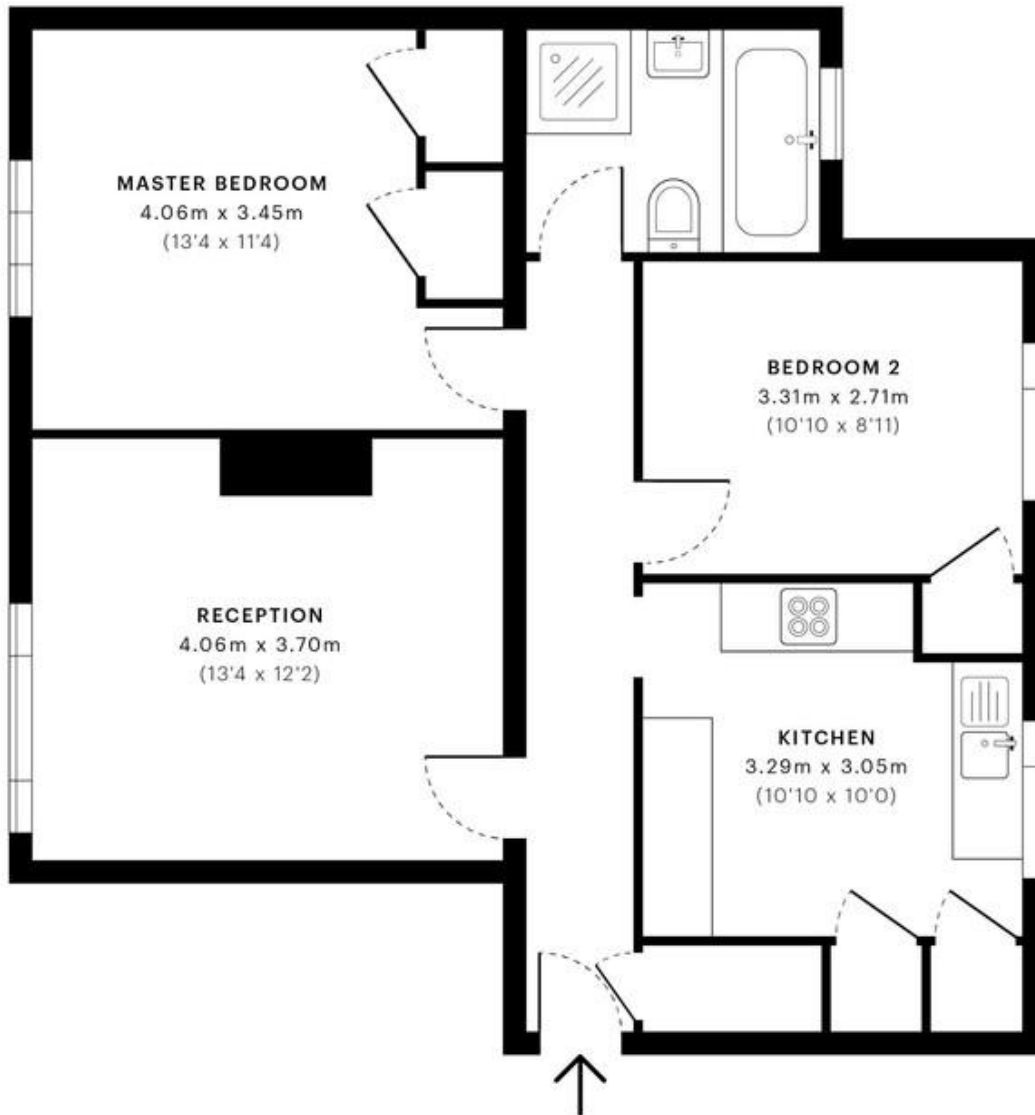
MILE



## Purves Road, Kensal Green NW10 £465,000 Leasehold


Mile are delighted to introduce to the market this lovely apartment set on the ground floor of this purpose built block in this quiet residential road. Offered in excellent condition, this lovely home boasts a beautiful reception room with a working fireplace and eating area, a great size fully fitted kitchen, two double bedrooms with built-in cupboards and a large four piece family bathroom. There is also access to a large communal garden, ideal for entertaining. The flat also benefits from wood flooring and double glazed windows throughout, high ceilings, an abundance of light and storage space and a large private storage room situated in the communal hallway. Sold chain free with a long lease. Purves Road is an extremely popular residential road and this property is ideally located for Chamberlayne Road, College Road and Salisbury Road's many restaurants, pubs, vintage shops with Kensal Rise (Overground), Kensal Green and Queens Park (Bakerloo line & Overland) stations plus numerous bus routes.


- Superb ground floor apartment
- Two double bedrooms
- Access to a great communal garden
- Excellent condition
- Chain Free
- Offered furnished or unfurnished
- Separate fully fitted kitchen
- Large storage room
- Fantastic location
- Close to shops and transports



— Ground Floor

 GROSS INTERNAL AREA  
The footprint of the property  
64.7 Sqm / 696.3 Sqft

 NET AREA (INTERNAL)  
Excludes walls and external features  
59.6 Sqm / 641.6 Sqft

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

 RESTRICTED HEAD HEIGHT  
Limited use areas under 1.5m  
0.0 Sqm / 0.0 Sqft