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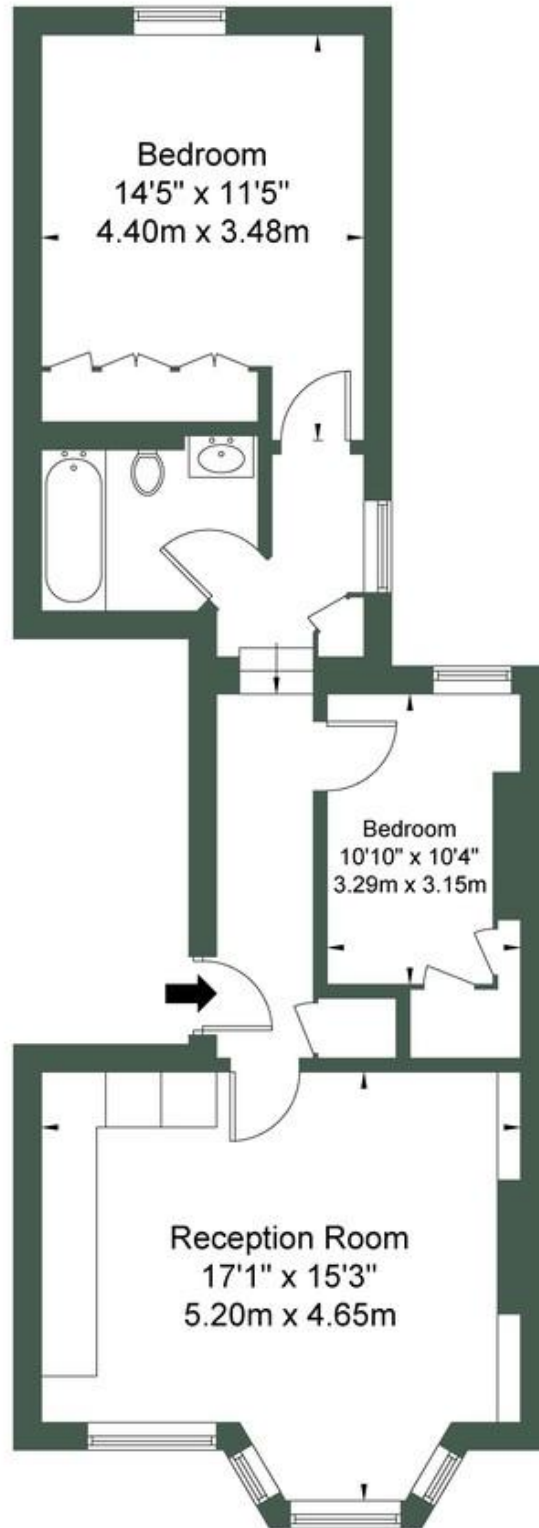
## Macroom Road, London W9 £630,000 Share of Freehold

Mile are delighted to bring to market this stunning first floor apartment on this quiet residential road in W9. Set on the first floor of this stunning Victorian conversion, this beautiful home has been meticulously maintained by the current owner. Sold with a share of the freehold, this loving home comprises of a show stopping open plan kitchen living area, with bay windows, two bedrooms and a contemporary three piece bathroom. Macroom Road is ideally located just moments away from Queens Park station (Bakerloo line and Overground), the wide open spaces of Queens Park and is also within easy walking distance to many shops, bars and restaurants of Queens Park, Maida Vale and Kensal Rise

- Victorian conversion
- First floor apartment
- Two bedrooms
- Excellent condition
- Share of freehold
- Fantastic location
- Quiet residential road
- Walking distance to tube
- Open plan kitchen living area
- Close to shops and restaurants

# Macroom Road W9 3HY

Approx Gross Internal Area = 58.1 sq m / 625 sq ft



First Floor

Ref

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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

**MONEY LAUNDERING REGULATIONS 2003:** Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale.

**General:** While we endeavour to make our sales particulars fair, accurate and reliable, they are only a general guide to the property and, accordingly, if there is any point which is of particular importance to you, please contact the office and we will be pleased to check the position for you, especially if you are contemplating travelling some distance to view the property.

**Measurements:** These approximate room sizes are only intended as general guidance. You must verify the dimensions carefully before ordering carpets or any built-in furniture.

**Services:** Please note we have not tested the services or any of the equipment or appliances in this property, accordingly we strongly advise prospective buyers to commission their own survey or service reports before finalising their offer to purchase.