



Through Dining room lounge, Kosher kitchen, 6 meter extension morning room, playroom, Pesach Kitchen & built in Succah, guest wc.

Three bedrooms on the first floor, main bedroom with a toilet shower en-suite, second bedroom is a great size double room & the third is a spacious single bedroom family toilet bathroom with the washing machine & dryer

In the loft there are a further two good size rooms as well as a small study & a further family toilet shower.

The property further benefits from off street parking for 2 cars & a good size astro turfed garden

West Avenue, NW4



Approx. Gross Internal Area: 1930 ft² ... 179.3 m²
All measurements and areas are approximate only. Dimensions are not to scale. The plan is guidance only and not to be taken as a statement of fact.

Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92+) A		
(81-91) B		
(69-80) C		83
(55-68) D	70	
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		



England, Scotland & Wales EU Directive 2002/91/EC

Address: West Avenue, NW4