

Dartmouth Park Road Dartmouth Park NW5 1SL



REDUCED FOR A SPEEDY LET - A larger than average, bright and spacious lower ground floor apartment forming with a PRIVATE ENTRANCE and shared use of a COMMUNAL GARDEN.

The flat has been fully refurbished and redecorated throughout and now offers large and versatile accommodation of a double bedroom, open plan kitchen/reception, flexible usable hallway/study area and lots of fitted/wardrobes as well as a modern white bathroom with shower.

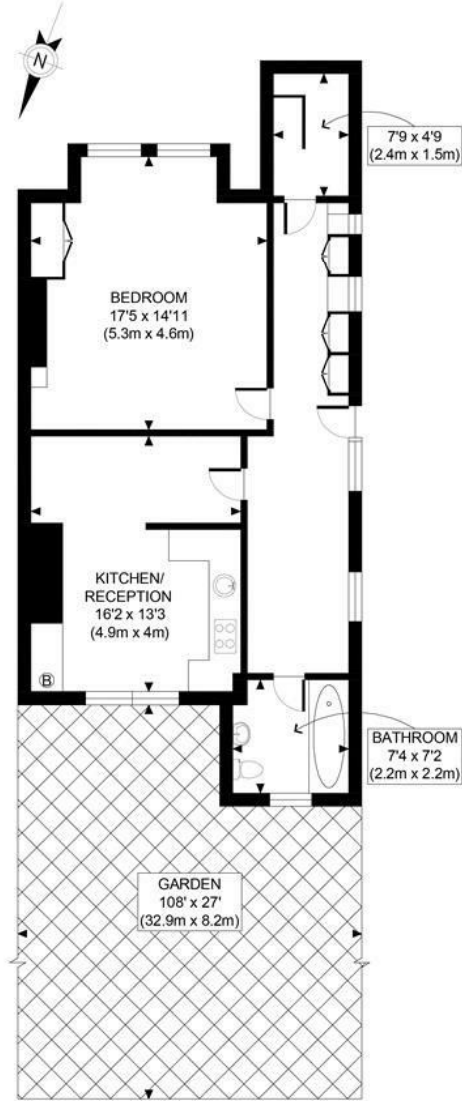
Ideally located within a few minutes walking distance of Hampstead Heath, Tufnell Park Underground and various bus routes and the local shops and eateries of Chetwynd Road and Swains Lane.

AVAILABLE IMMEDIATELY - UNFURNISHED - EPC BAND D

£350 Per Week

Dartmouth Park Road, Dartmouth Park NW5 1SL





GROUND FLOOR
GROSS INTERNAL
FLOOR AREA 735 SQ. FT

APPROX. GROSS INTERNAL FLOOR AREA 735 SQ FT / 68 SQM

Ref: Copyright **photoplan**

Disclaimer: Floor plan measurements are approximate and are for illustrative purposes only. While we do not doubt the floor plan accuracy and completeness, you or your advisors should conduct a careful, independent investigation of the property in respect of monetary valuation



Energy Efficiency Rating	
Current	Potential
Very energy efficient - lower running costs	
(92 plus) A	
(81-91) B	
(69-80) C	
(55-68) D	
(39-54) E	
(21-38) F	
(1-20) G	
Not energy efficient - higher running costs	
57	73
England & Wales	EU Directive 2002/91/EC

Environmental Impact (CO ₂) Rating	
Current	Potential
Very environmentally friendly - lower CO ₂ emissions	
(92 plus) A	
(81-91) B	
(69-80) C	
(55-68) D	
(39-54) E	
(21-38) F	
(1-20) G	
Not environmentally friendly - higher CO ₂ emissions	
England & Wales	EU Directive 2002/91/EC

Service: It is not our company policy to test services and domestic appliances so we cannot verify that they are in working order. The buyer is advised to obtain verification from their solicitor or surveyor. These particulars are offered on the understanding that all negotiations are conducted through this company. Neither these particulars nor oral representation form part of any offer or contract and their accuracy cannot be guaranteed.