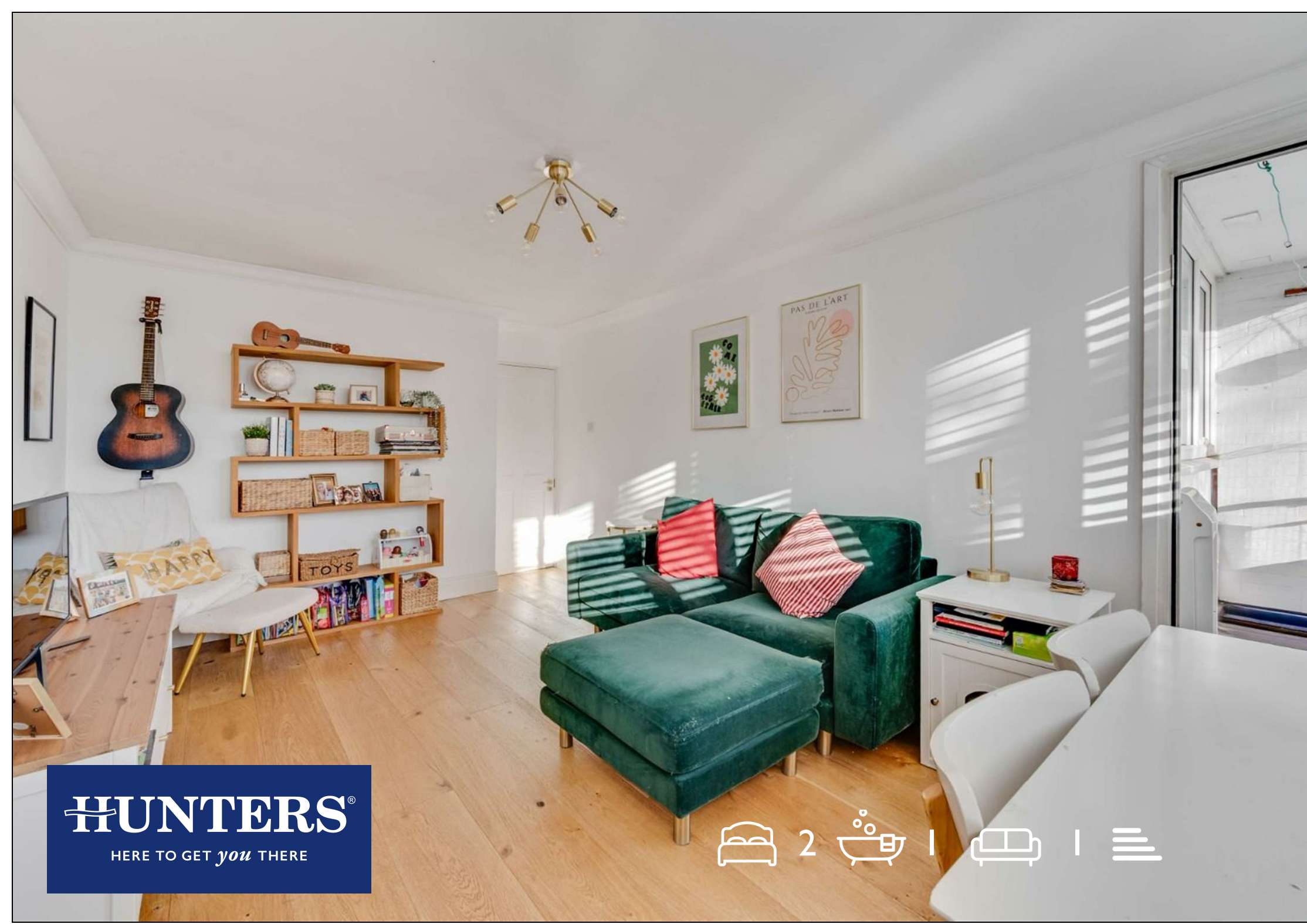




HUNTERS®
HERE TO GET *you* THERE



Clement Close, Queens Park, London, NW6

Asking Price £450,000



A well presented two bedroom first floor apartment set in a purpose built residential block, spanning over 755 square foot of internal living space, complemented by a private balcony.

This delightful residence boasts a generous reception leading to the kitchen, two double bedrooms with fully fitted wardrobes, a family bathroom, a separate cloakroom, and a rear garden shared with the residents in the building.

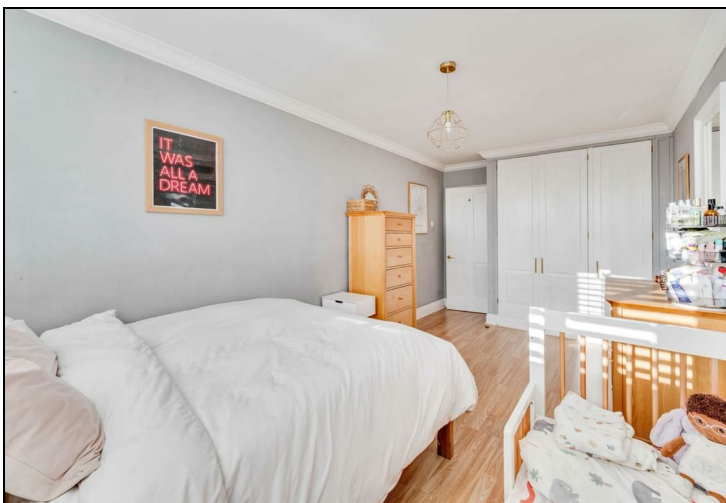
223 West End Lane, West Hampstead, London, NW6 1XJ | 0207 431 4777
westhampsteadsales@hunters.com | www.hunters.com

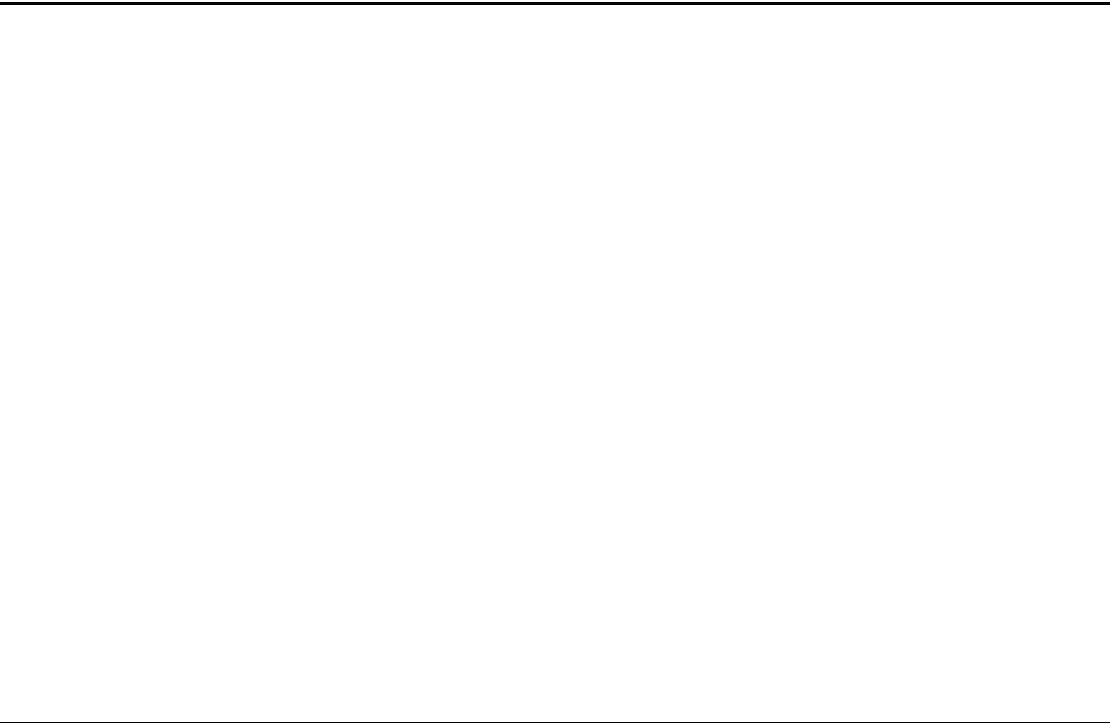


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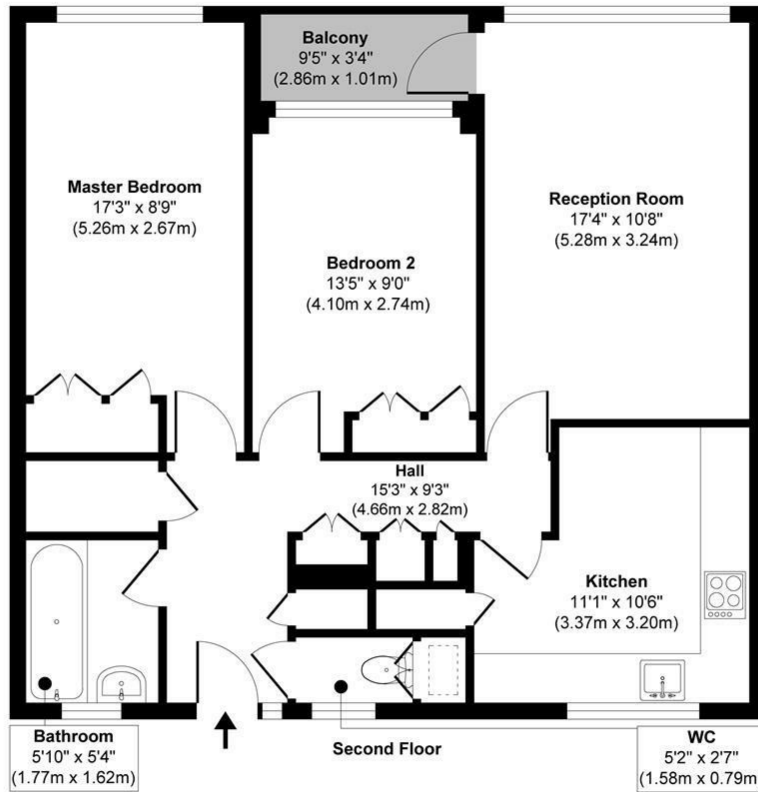
KEY FEATURES

- Two Bedroom Second Floor Apartment





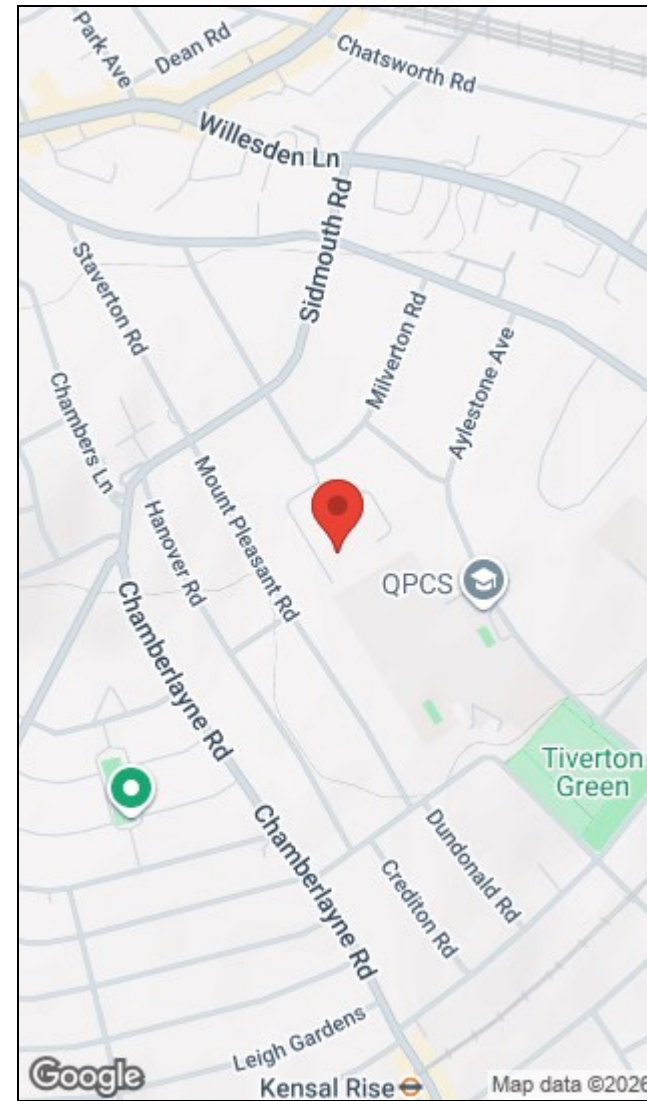
Clement Cl, London NW6 7AN,



Approx. Gross Internal Floor Area 755 sq. ft / 70.22 sq. m

Illustration for identification purposes only, measurements are approximate, not to scale.

Produced by Elements Property



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			
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			
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