



HUNTERS®
HERE TO GET *you* THERE



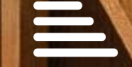
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Tollhurst Drive, London, London

Asking Price £350,000



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This superbly located two double bedroom duplex apartment offers spacious accommodation close to Queens Park.

With an internal area consisting of 815 square foot this home has a separate kitchen, two double bedrooms, family bathroom, separate WC and your own private balcony. This property is being sold chain free and is perfect for investors & first time buyers.

Tollhurst Drive is Ideally located for easy access to the many shops, cafés and bars on the vibrant Salisbury Road and close to Queens Park Bakerloo line

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



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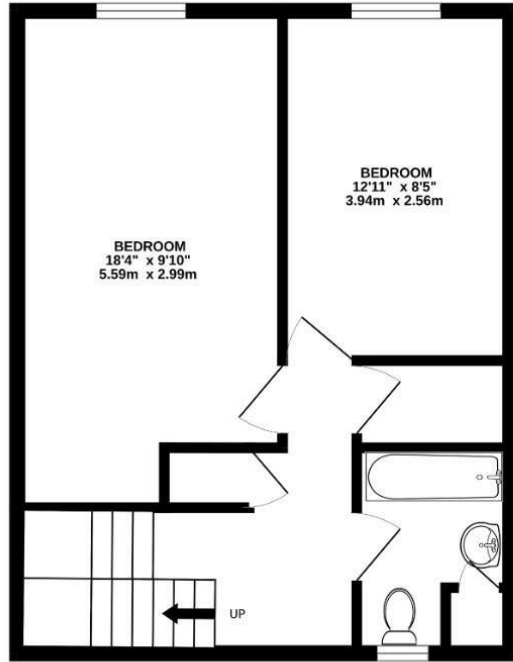
KEY FEATURES

- 815sqft of Internal Living Space
 - Sold Chain Free
 - Duplex
- Two Double Bedrooms
- Seperate Kitchen
- Guest WC
- Close to Queens Park Station

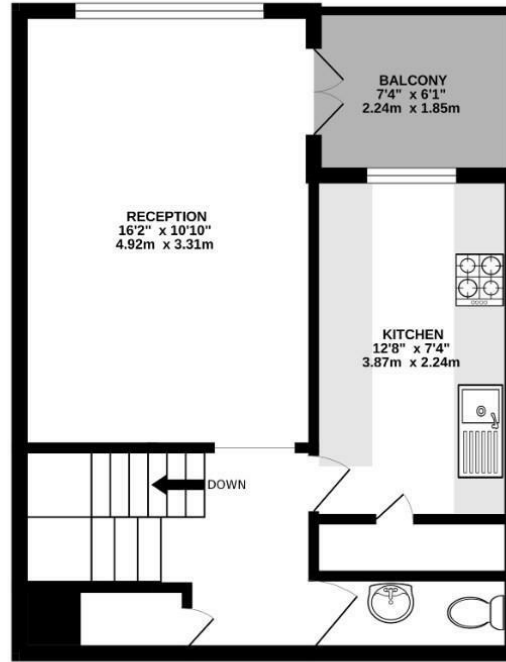




FIRST FLOOR
432 sq.ft. (40.1 sq.m.) approx.

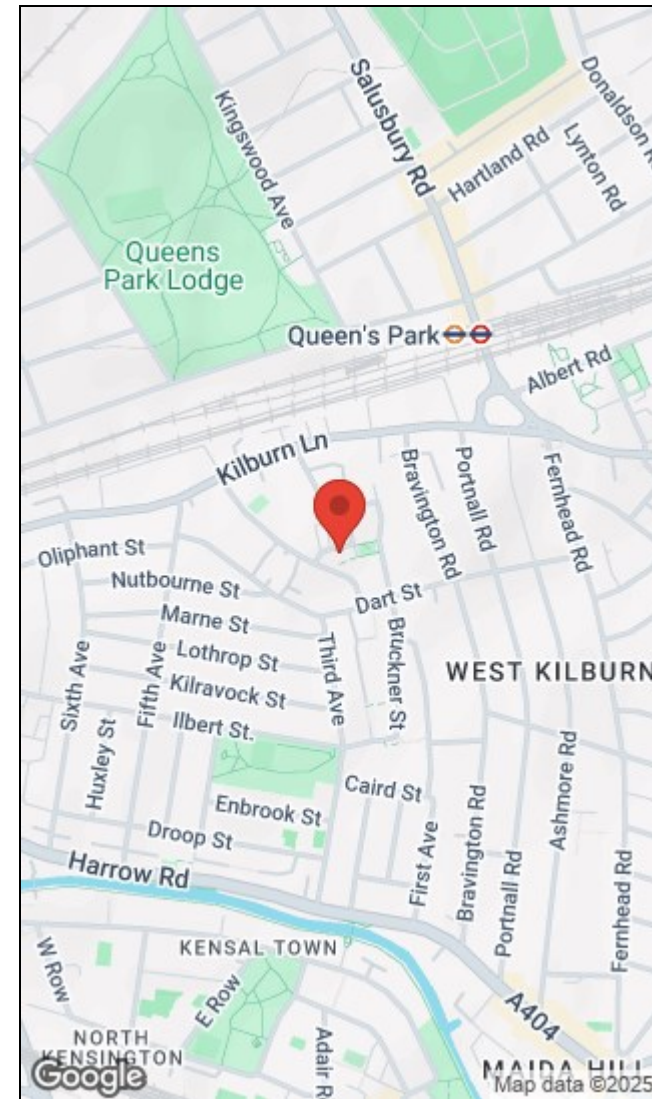


1ST FLOOR
384 sq.ft. (35.6 sq.m.) approx.



TOTAL FLOOR AREA : 816 sq.ft. (75.8 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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Energy Efficiency Rating			Environmental Impact (CO ₂) Rating		
	Current	Potential		Current	Potential
Very energy efficient - lower running costs			Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A			(92 plus) A		
(81-91) B			(81-91) B		
(69-80) C			(69-80) C		
(55-68) D			(55-68) D		
(39-54) E			(39-54) E		
(21-38) F			(21-38) F		
(1-20) G			(1-20) G		
Not energy efficient - higher running costs			Not environmentally friendly - higher CO ₂ emissions		
England & Wales EU Directive 2002/91/EC			England & Wales EU Directive 2002/91/EC		

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