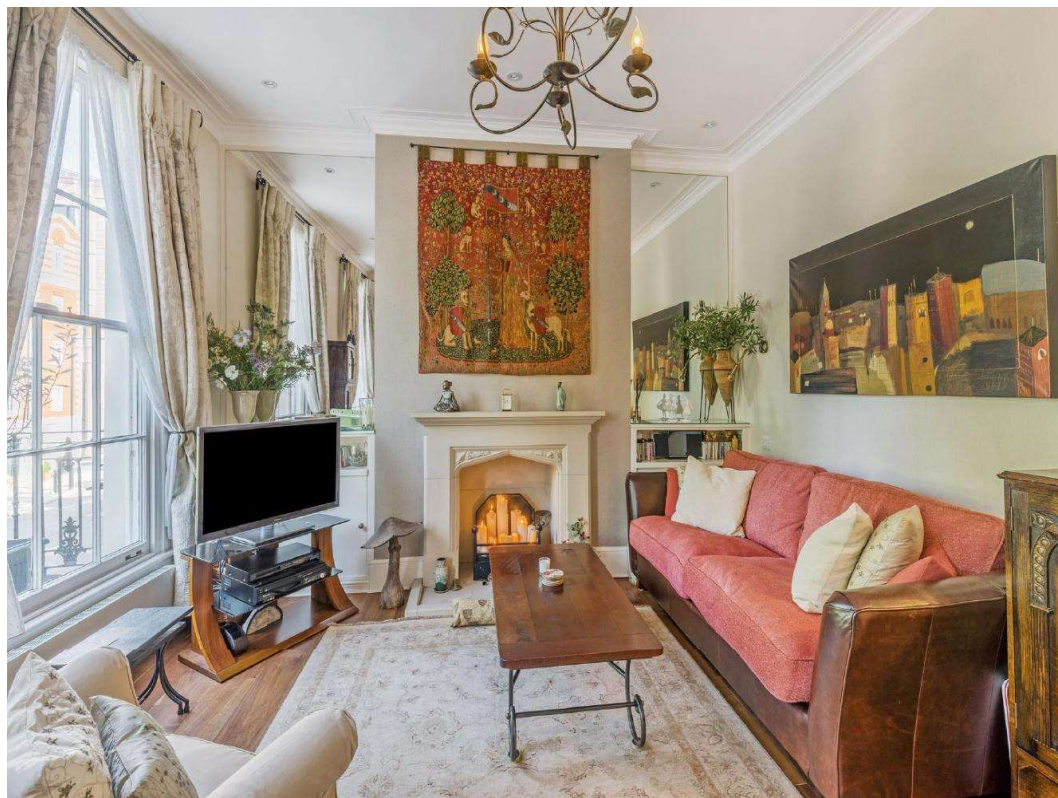




Harewood Avenue, Marylebone, NW1

Kinleigh Folkard & Hayward





**Harewood Avenue,
Marylebone, NW1**

OIEO

£995,000

Freehold

Recently refurbished to an exceptionally high standard, with beautiful walnut flooring, an eat-in kitchen and a huge amount of storage.

- Two double bedrooms
- Master en suite
- Reception
- Kitchen/diner
- Bathroom
- Roof terrace
- Ample storage
- EPC rating D

A superb upper floor period apartment with access to west facing terrace. This bright two bedroom, two bathroom home effectively blends original features with contemporary additions.

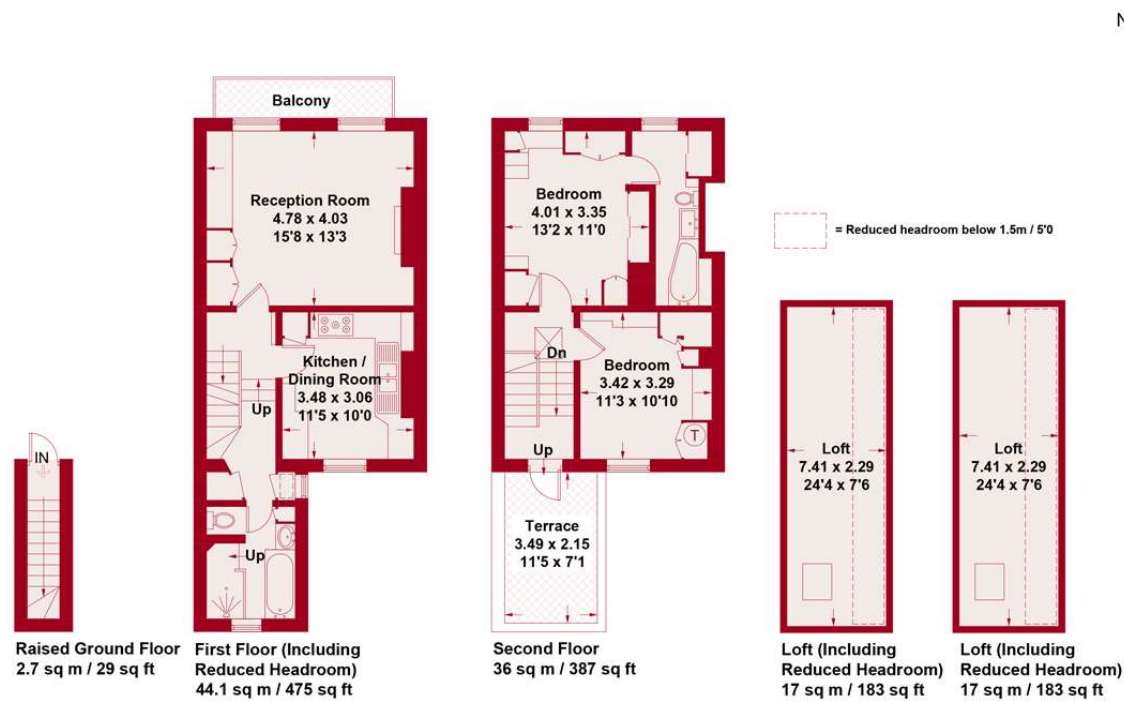
For more information or to arrange a viewing please contact:

Marylebone

136 Baker Street
Marylebone, W1U 6FL
020 7486 5551
marylebone.sales@kfh.co.uk

Kinleigh Folkard & Hayward





Harewood Avenue

Approximate Gross Internal Area = 82.5 sq m / 888 sq ft

Loft = 22.6 sq m / 243 sq ft

(Excluding Reduced Headroom)

Reduced Headroom = 11.7 sq m / 126 sq ft

Total = 116.8 m / 1257 sq ft



Illustration for Identification Purpose Only. Not to Scale.

These particulars are believed to be correct but their accuracy is not guaranteed and they do not form part of any contract. Whilst every effort is made to ensure the accuracy of these details, it should be noted that the above measurements are approximate only. Floorplans are for representation purposes only and prepared according to the RICS Code of Measuring Practice by our floorplan provider. Therefore, the layout of doors, windows and rooms are approximate should be regarded as such by any prospective purchaser. Any internal photographs are intended as a guide only and it should not be assumed that any of the furniture/fittings are included in any sale. Where shown, details of lease, ground rent and service charge are provided by the vendor and their accuracy cannot be guaranteed, as the information may not have been verified and further checks should be made either through your solicitor/conveyancer or by referring to the home information pack for this property. Where appliances, including central heating, are mentioned, it cannot be assumed that they are in working order, as they have not been tested. Please also note that wiring, plumbing and drains have not been checked.

