



### Directions

### Viewings

Viewings by arrangement only. Call 02087436444 to make an appointment.

### EPC Rating

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



Room 5, 85 Wells House Road, London, NW10 6ED

£775 PCM

# 85 Wells House Road, NW10 6ED

Double rooms available in shared house

- SKY TV
- FIBRE OPTIC BROADBAND
- ALL BILLS INCLUDED
- LARGE REAR GARDEN WITH BBQ
- TWO MODERN BATHROOMS
- ALL BEDROOMS ARE LARGE DOUBLES
- ALL BEDROOMS HAVE LCD TV'S WITH FREEVIEW
- SEPARATE RECEPTION ROOM WITH SKY TV
- 10-12 MINUTES WALK TO EAST ACTON TUBE (CENTRAL LINE)
- MODERN FURNITURE



Council Tax Band:

