



**Christchurch Avenue, London
Middlesex NW6 7BE**

£795 Per Calendar Month

WOW Presenting this single room to rent/studio located just within a 5-minute walk from Kilburn Underground Station/Jubilee Line.

This whole property has been refurbished to a very high specification. Please see below features of the room:

Single room to rent, Including most bills (gas, electric, water) – excluding the council tax which is Band A.

Built in appliances in the room including oven, fridge/freezer/kitchen units and washing machine, built in Storage space. Perfect for a single occupier. Four bathrooms are shared between 8 rooms in total.

Many local amenities and quick transport links into Central London

Available Now. Early viewings advised.



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		
<div> <div>England & Wales</div> <div>EU Directive 2002/91/EC</div> <div> </div> </div>		

Environmental Impact (CO ₂) Rating		
	Current	Potential
Very environmentally friendly - lower CO2 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 CO2 emissions		
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