



**Slough Lane, London  
NW9 8YE**

**£1,250 Per Calendar Month**


\*\*\*RECENTLY REDECORATED MODERN STUDIO FLAT TO RENT JUST OFF KINGSBURY ROAD - PRIME LOCATION\*\*\*

This studio flat comprises a well-sized bedroom/lounge, large bathroom suite, fully fitted modern kitchen, and a balcony. Additional benefits also include double-glazed windows throughout and grey laminate flooring throughout.

Located just off Kingsbury Road, a multitude of amenities are nearby, such as: Kingsbury Station just 0.7 miles away, Aldi Superstore also just 0.7 miles away, Roe Green Park (0.1 miles away), and various shops, cafés, and restaurants on Kingsbury Road.

This area is in high demand, so early viewings are advised. Call us now to arrange a viewing.



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		
	72	77
<b>England &amp; Wales</b>	EU Directive 2002/91/EC 	

Environmental Impact (CO <sub>2</sub> ) Rating		
	Current	Potential
Very environmentally friendly - lower CO <sub>2</sub> emissions		
(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>		
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