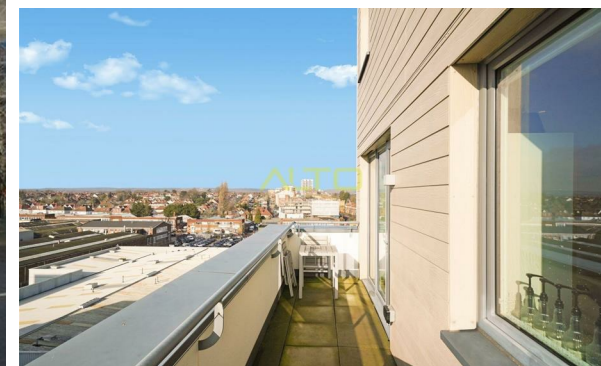


020 3965 7777

office@altoresidential.co.uk

altoresidential.co.uk

**ALTO**  
RESIDENTIAL



**Dara House, 50 Capitol Way, London, NW9 0BR**

**£439,950**

- DUPLEX APARTMENT
- GUEST CLOAKROOM
- EPC RATING B
- PRIVATE BALCONY
- ALLOCATED PARKING
- CHAIN FREE



An immaculate duplex apartment set on the fifth and sixth floors. The apartment (76 sq m) has well-arranged accommodation that offers great natural light from its large windows and beautiful views from its private balcony.

The apartment has two double bedrooms, two bathrooms (one en-suite), a guest cloakroom, good storage space, secure allocated parking, a concierge and access to communal gardens.

It is located a short walk away from Colindale Station (Northern line) and also benefits from being close to M&S Food Hall, ASDA and Aldi.

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		
England & Wales	82	82
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) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO <sub>2</sub> emissions		
England & Wales	90	90
EU Directive 2002/91/EC		

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.