



**Forum House, Empire Way, Wembley, HA9**

**Offers Over: £320,000**

*Leasehold*

## Forum House, Empire Way, Wembley, HA9

A recently built one-bedroom first floor apartment up for sale in the ever-popular Forum House. This property is located close to all local amenities and will make a great first home or investment.

Wembley Park Underground Station is within a short walk from this property as well as various bus stops. London Designer Outlet is literally across the road as well as many restaurants, bars and leisure facilities.

**\*\*Floorplan will be uploaded soon\*\***



- Leasehold
- One Bedroom Apartment
- No Upper Chain
- Close to Wembley Park Station
- Close to London Designer Outlet
- Balcony & Communal Garden
- Residents Event Day Permit Available





Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92+) <b>A</b>		
(81-91) <b>B</b>	<b>88</b>	<b>88</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, Scotland &amp; Wales</b>	EU Directive 2002/91/EC	

**Grey & Co - Grey and Co - Wembley Park**

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**Disclaimer**  
Every attempt has been made to ensure accuracy, however these property particulars are approximate and for illustrative purposes only. They have been prepared in good faith and they are not intended to constitute part of an offer of contract. We have not carried out a structural survey and the services, appliances and specific fittings have not been tested. All photographs, measurements, floor plans and distances referred to are given as a guide only and should not be relied upon for the purchase of any fixture or fittings. Lease details, service charges and ground rent (where applicable) are given as a guide only and should be checked prior to agreeing a sale.