



Pearl & Chance

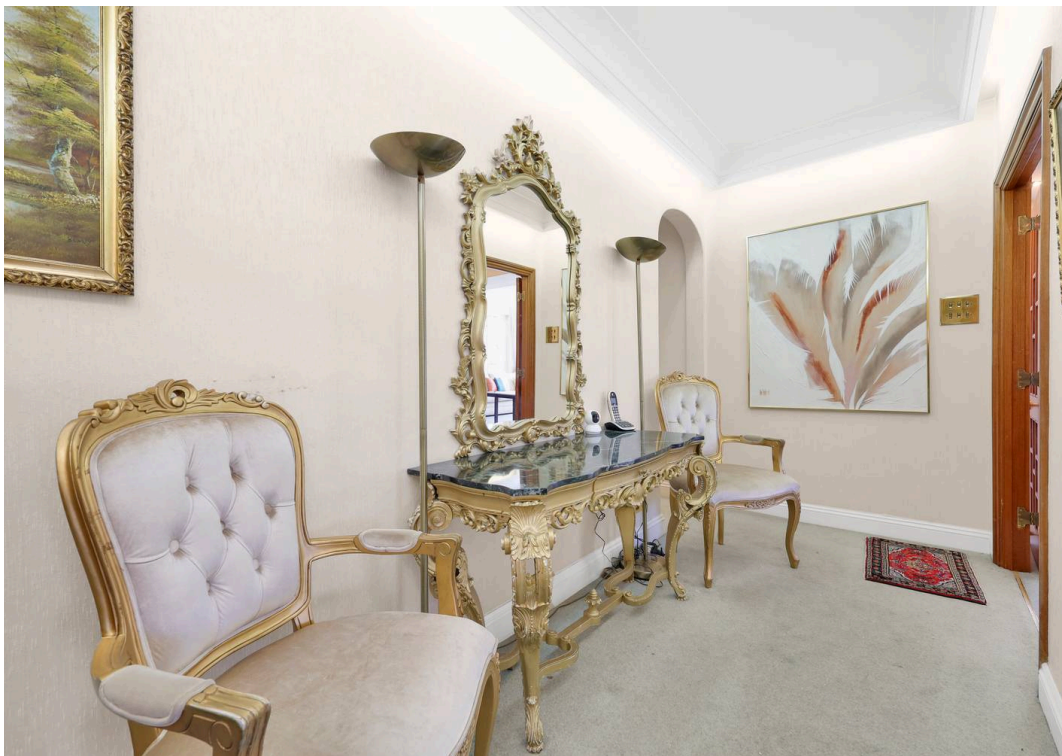
Riverside Drive, Golders Green Road, NW11
£985,000

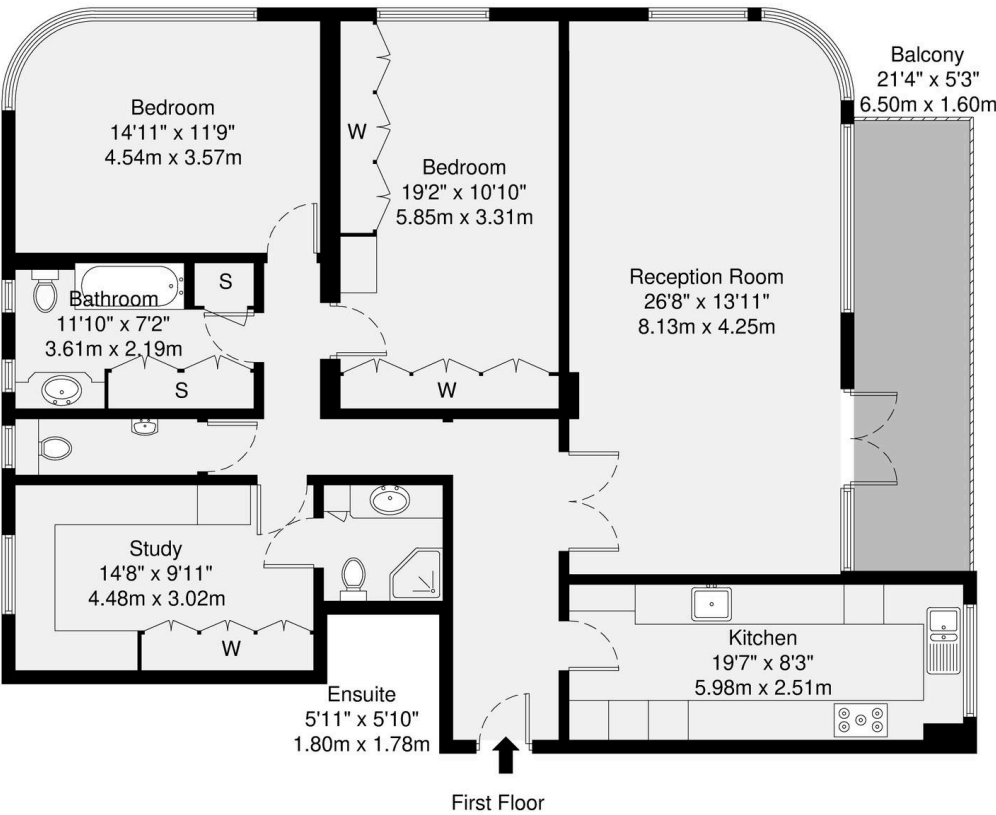
Riverside Drive, Golders Green Road, NW11

Located on the first floor of a popular residential development on Riverside Drive, this spacious three-bedroom apartment offers approximately 1,407 sq ft of bright and adaptable living space. Ideally suited to families or downsizers, the property combines generous proportions with practical amenities, including residents parking and the convenience of an on-site porter. The apartment features three sizeable double bedrooms, two with extensive built-in wardrobe storage, and two bathrooms, including an en-suite shower room. A large living room provides an excellent entertaining space, opening directly onto a west facing balcony that ensures abundant sunlight throughout the day. The apartment also benefits from a modern kosher kitchen fitted to a high standard, complemented by a convenient breakfast bar.


- Three Double bedrooms
- Share of Freehold
- West Facing Balcony
- 1407 Sq Ft
- Porter
- Lift Access
- Two Bathrooms
- Residents Parking
- Close to Local Amenities







Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92+) A		
(81-91) B		82
(69-80) C	72	
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England, Scotland & Wales	EU Directive 2002/91/EC 	

GROSS INTERNAL AREA (GIA)
The footprint of the property
130.7 sq m / 1407 sq ft

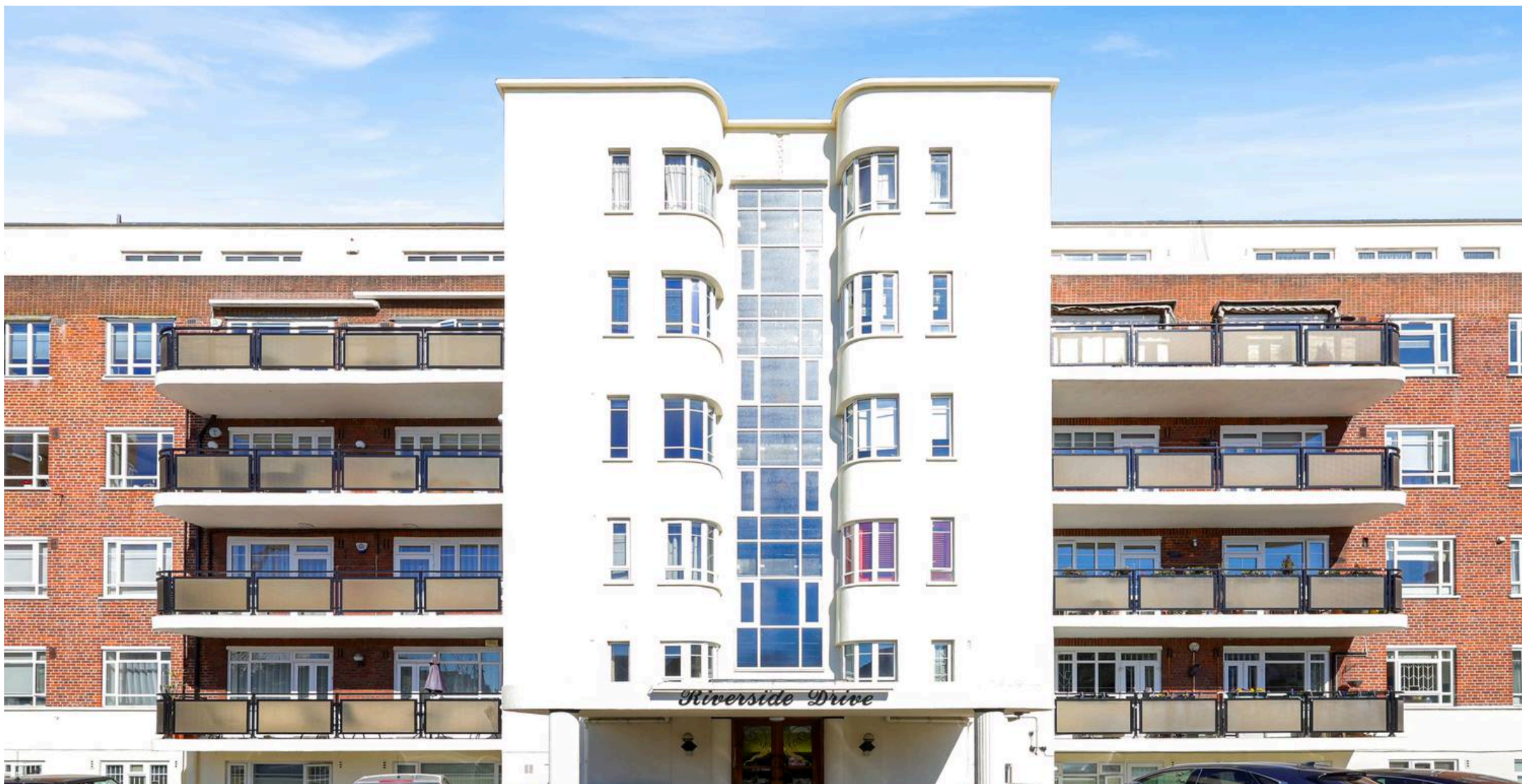
TOTAL STORAGE SPACE
Storage and wardrobe total area
6.4 sq m / 69 sq ft

EXTERNAL FEATURES
Garden, Balcony, Terrace, Verandah etc.
10.4 sq m / 111 sq ft

RESTRICTED HEAD HEIGHT
Limited use area under 1.5m
0.0 sq m / 0.0 sq ft

Disclaimer : Floorplan measurements are approximate and are for illustrative purposes only. While we do not doubt the floorplan accuracy and completeness, you or your advisors should conduct a careful, independent investigation of the property in respect of monetary valuation.

Maison
VUE



Pearl & Chance

1 Hoop Lane, Golders Green - NW11 8JR

0208 059 5559

info@pearlandchance.co.uk

<http://pearlandchance.co.uk>

IMPORTANT: These sales particulars have been prepared as a general guide only. A detailed survey has not been carried out, nor the services, appliances and fittings tested. Room sizes should not be relied upon for furnishing purposes and are approximate. If floor plans are included, they are for guidance only and illustration purposes only and may not be to scale. If there are any important matters likely to affect your decision to buy, please contact us before viewing the property.