



# Tudor House

Madoc Close, NW2

Asking Price £725,000

A fabulous two bedroom, two bathroom ground floor apartment comprising 900 square feet with a private south and west facing wrap-around patio garden.

This beautifully designed apartment benefits from an allocated off-street parking space, a share of the freehold and a long lease.

Madoc Close is located 0.6 miles from Golders Green Underground (Northern Line), Bus & Coach Station and high-street boasting a number of cafés, restaurants and shops. Sole Agent.



# Tudor House

Madoc Close, NW2

- Ground floor apartment
- 900 square feet
- Two bedrooms
- Two en-suite bathrooms
- Separate guest WC
- South & west facing patio Garden
- Allocated off-street parking
- Share of freehold





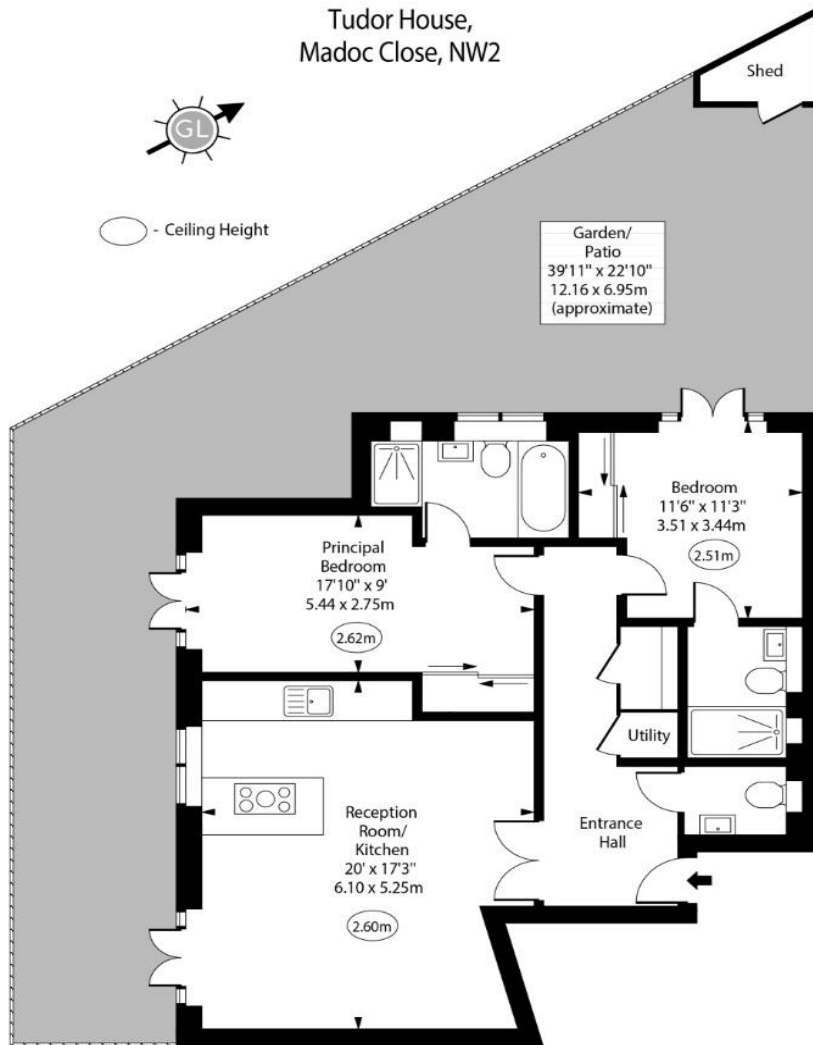
**Tenure:** Share of Freehold and a lease of 992 years remaining.  
**Service Charge:** £3,170 per annum including building insurance  
**Ground Rent:** £0  
**Local Authority:** Barnet  
**Council Tax Band:** E

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs (92-100) <b>A</b>		
(81-91) <b>B</b>	82	82
(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		
England, Scotland & Wales	EU Directive 2002/91/EC	

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Tudor House,  
Madoc Close, NW2



Ground Floor

Approx Gross Internal Area 900 Sq Ft - 83.61 Sq M

For Illustration Purposes Only - Not To Scale  
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