



PETERMANS
LOCAL PROPERTY EXPERTS



Eaton Court,
Edgware Way
Edgware
£220,000
Share Of Freehold

- One Bedroom, First Floor Apartment
- Bright Reception Room With Access To Balcony
- Fitted Kitchen
- New Shower Room
- Chain Free
- Warden Assisted
- 537 Sq Ft

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NORTH LONDON
HOSPICE



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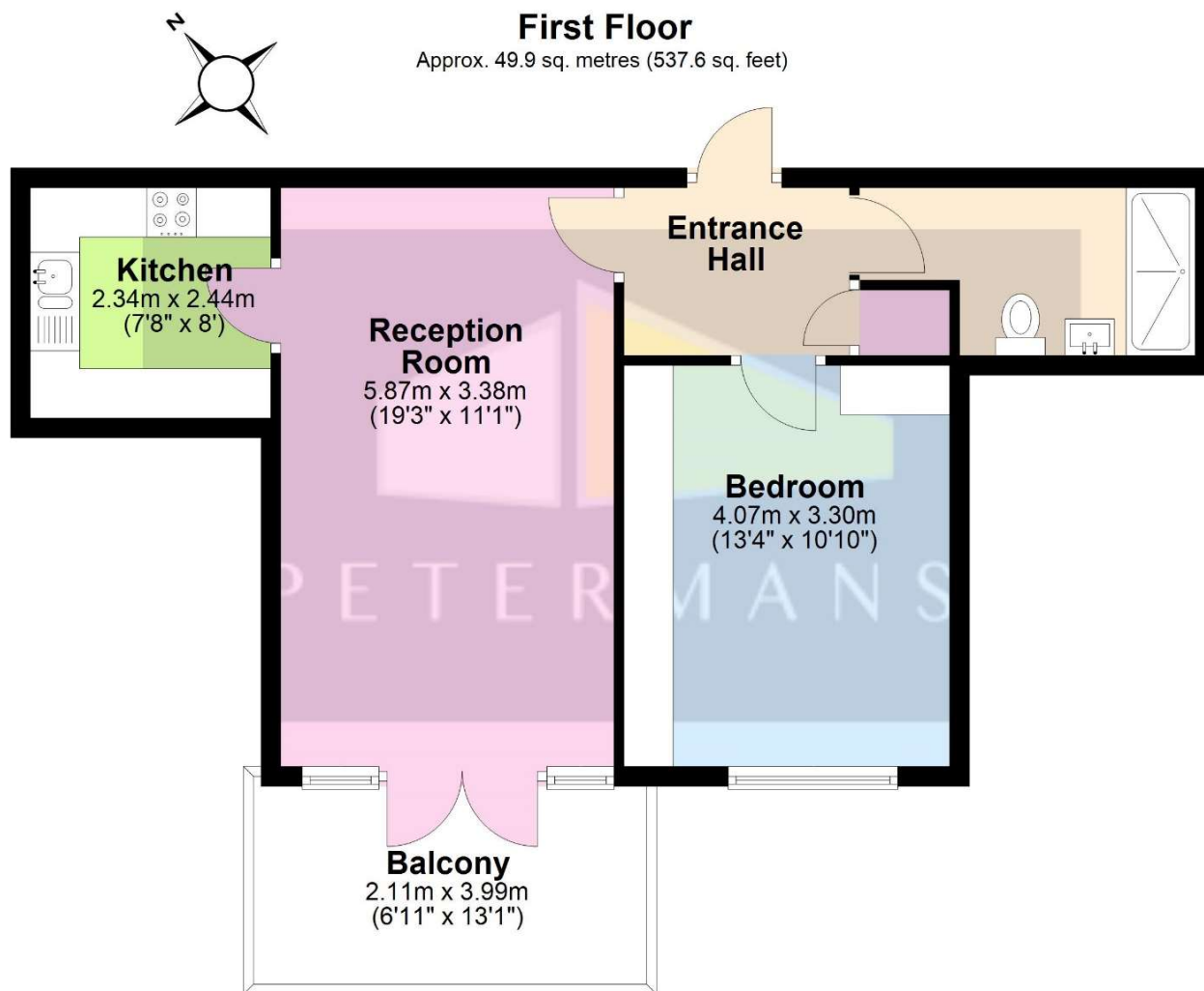


We are pleased to offer this Warden assisted block, one bedroom, first floor apartment. Situated in this sought after location, providing easy access to central Edgware, local shops, and places of worship. The property is offered chain free.



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92+) A		
(81-91) B	83	83
(69-80) C		
(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	

The property comprises a reception room with access to own balcony at the front of the block, fitted kitchen, shower room. There is also communal lounge, kitchen, gardens and 24 hour warden assistance.



Total area: approx. 49.9 sq. metres (537.6 sq. feet)

VIEWING STRICTLY BY APPOINTMENT ONLY.

PETERMANS TEL: 020 8958 5040 Please Note That The Gas And Electric Appliances Have Not Been Tested To Ensure That They Are In Working Order. All Measurements Are Taken With A Laser Tape Measure And Therefore Subject To Some Variation. We Recommend Any Potential Purchaser Checks These For Themselves To Confirm Their Accuracy

Guide Price:	£220,000
Tenure:	share of freehold
Beds:	1
Baths:	1
Reception Rooms:	1
Total Sq Ft:	537
Council Tax Band:	Band D in Barnet
EPC Rating:	Band B
Service Charge:	£2,400 per annum
Ground Rent:	NA
Distance to:	
Edgware Station:	0.7 Miles
Stanmore Station:	1.1 Miles

