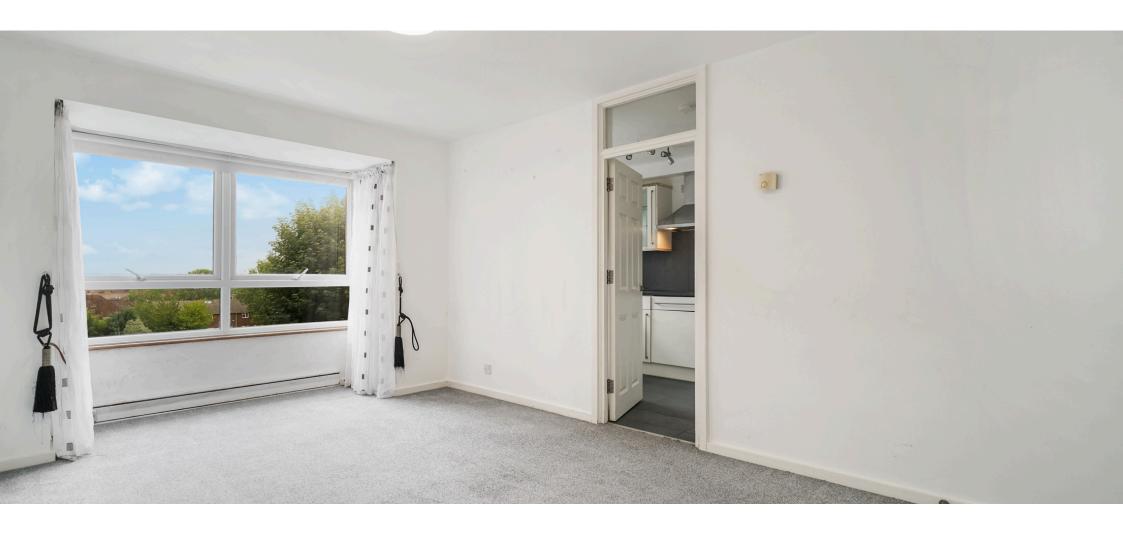


## **BRAMPTON GROVE**

Hendon London NW4



2 Bedrooms £375,000 EPC Rating: D Situated within this popular block on Brampton Grove is this spacious 2 bedroom fourth floor apartment. The property comprises a good size lounge with access to kitchen, family bathroom and 2 double bedrooms.



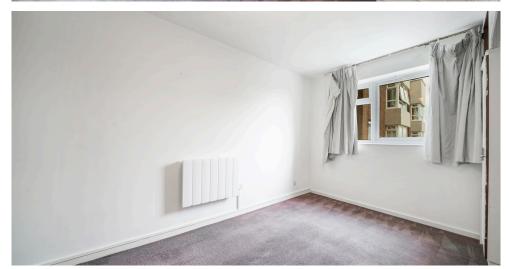
Externally there is a garage en block, communal gardens and residents parking on a first come first serve basis. The property is well located for all shopping amenities of Brent Street and is within 0.4 miles of Hendon Central station. Chain free. Sole Agents.



- 2 Bedrooms
- Fitted kitchen
- Family bathroom
- Spacious lounge
- Garage en bloc
- Chain free
- Long lease









## Hendon

Hendon is a cosmopolitan, multicultural area that benefits from a relaxed pace of life and a wide range of attractive amenities. Hendon's transport connections are excellent, with the M1 nearby and easy access to central London along the Northern Line. Thanks to its diverse population, Hendon has some of the best restaurants in north London, while its popularity with families ensures there is a good selection of schools.

While Hendon property prices have done well over the last few years, the area still represents a good-value option for renting or buying when compared against other parts of London.









## Floorplan

Approximate gross internal area

70.46 sqm / 758 sqft

approximate and therefore should be used for illustrative purposes only. The plan has been prepared in accordance with the RICS code of Measuring Practice and whilst we have confidence that the information, it must not be relied on. Moximur widths and lengths are represented on the floor plan. If there is any aspect of particular importance, you should carry out or commission your own inspection of the property.



Brampton Grove, NW4

APPROXIMATE GROSS INTERNAL AREA 70.46 sqm / 758 sqft



Fourth Floor









The floor plan is not to scale and measurements and areas shown are approximate and therefore should be used for illustrative purposes only. The plan has been prepared in accordance with the RICS code of Measuring Practice and whilst we have confidence that the information, it must not be relied on. Maximum widths and lengths are represented on the floor plan. If there is any aspect of particular importance, you should carry out or commission your own inspection of the property.







General: While we endeavor to make our sales particulars fair, accurate and reliable, they are only a general guide to the property and, accordingly, if there is any point which is of particular importance to you, please contact the office and we will be pleased to check the position for you, especially if you are contemplating travelling some distance to view the property. Measurements: These approximate room sizes are only intended as general guidance. You must verify the dimensions carefully before ordering carpets or any built-in furniture. Services: Please note we have not tested the services or any of the equipment or appliances in this property, accordingly we strongly advise prospective buyers to community their own survey or su