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HILLSIDE COURT  
409 FINCHLEY ROAD  
LONDON  
NW3 6HG

LEASEHOLD

**ASKING PRICE** £795,000

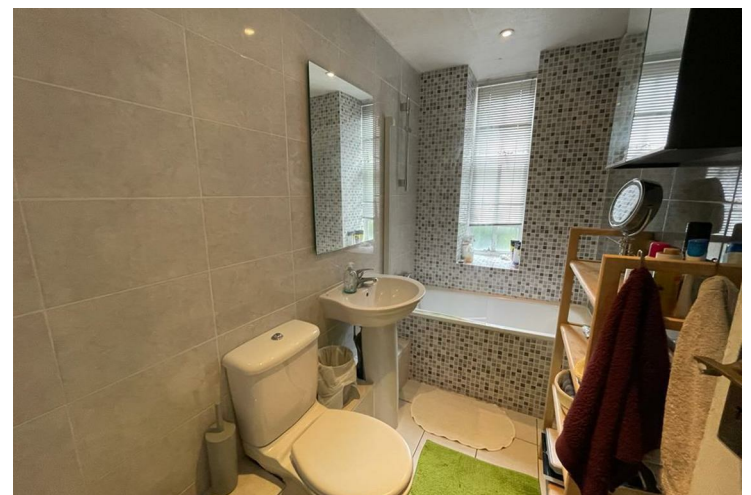
SUBJECT TO CONTRACT

We are delighted to offer this newly decorated 4 bedroom, 2 bathroom (1 ensuite) apartment.

Set within a well-maintained purpose-built block which benefits a porter and communal heating & hot water.

Located 9 mins from Finchley Road underground station 4 mins to Finchley Road & Frognal Overground and with easy access to both Hampstead Village and West End Lane.





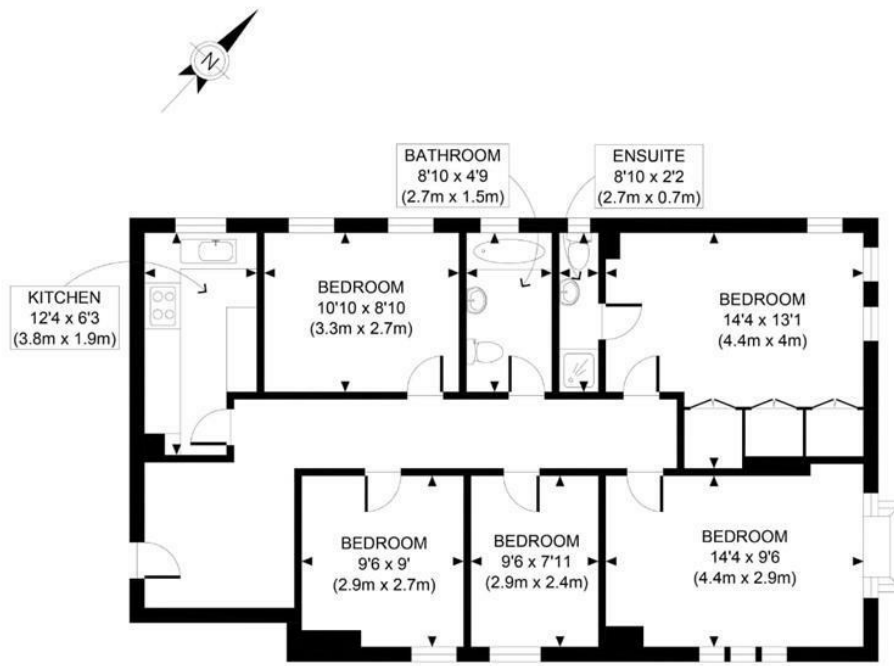
## FEATURES

VIDEO TOUR:

SERVICE CHARGE: £

TENURE: Leasehold

COUNCIL TAX: D

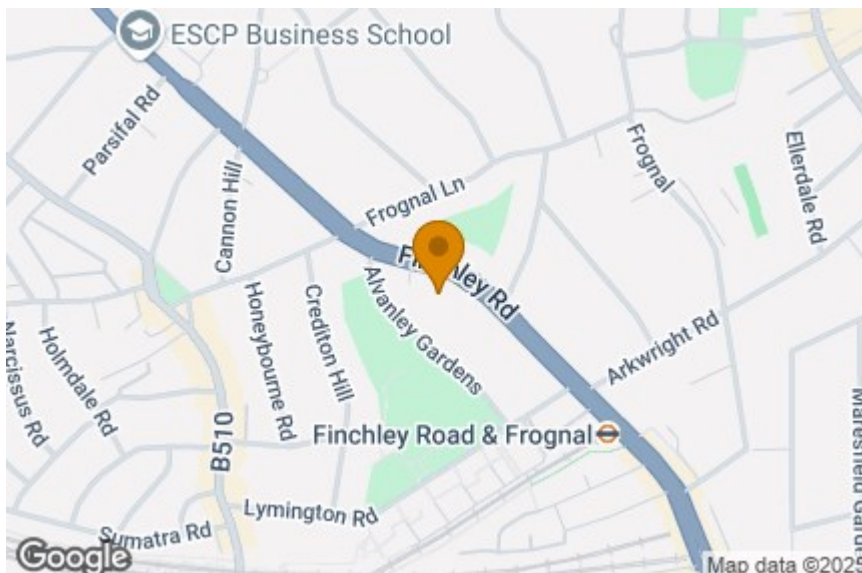


GROUND FLOOR  
GROSS INTERNAL  
FLOOR AREA 900 SQ FT

APPROX. GROSS INTERNAL FLOOR AREA 900 SQ FT / 84 SQM

Ref: Copyright **photo**plan

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



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>		
(55-68) <b>D</b>		
(39-54) <b>E</b>	60	61
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
England & Wales		
EU Directive 2002/91/EC		



#### IMPORTANT NOTICE

Whilst every attempt has been made to ensure the accuracy of these details and floor plans contained here, measurements of doors, windows and rooms are approximate and no responsibility is taken for any error, omission or mis-statement. These plans and details are for representation only as defined by RICS code of measuring practice and should be used as such by any prospective purchaser.

Not to scale. Copyright: RHW Estates