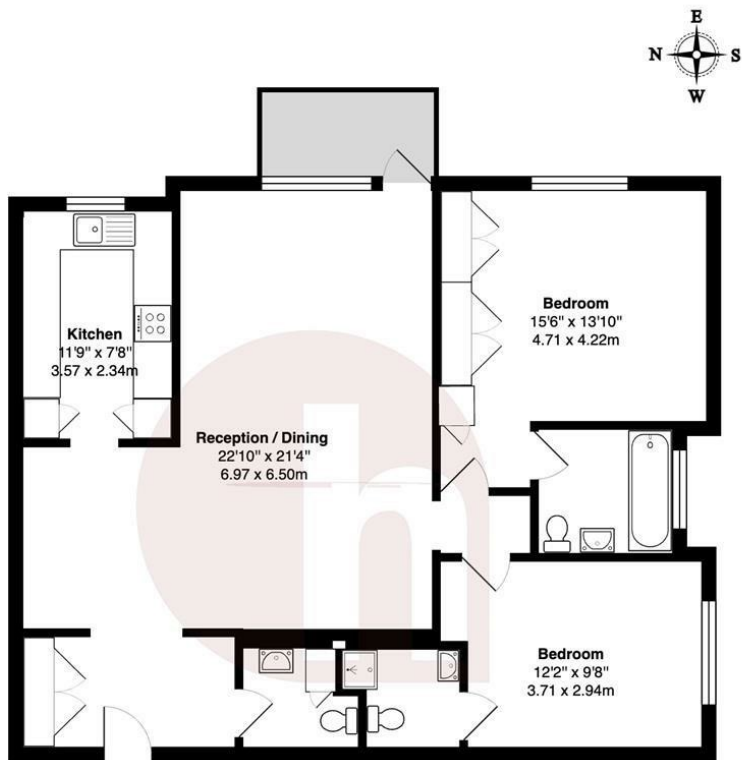




hausman  
& holmes

James Close, Woodlands, NW11  
Asking Price £570,000



1st Floor

James Close, Woodlands, NW11

Total Gross Area: 1009 ft<sup>2</sup> ... 93.8 m<sup>2</sup>

All measurements are approximate and for identification guideline purposes only, not to scale.  
Compliant with the RICS code of measuring practice



- Chain-free
- Balcony/terrace
- Low outgoings

- Purpose built block
- 2 double bedrooms
- Share of Freehold



**020 8458 8555**  
57 Golders Green Road  
London NW11  
info@hausmanandholmes.com

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			84
(81-91) B			
(69-80) C			
(55-68) D		67	
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

Compliant with RICS code of measuring practice, Particulars and floor plans are only a guide to the property and do not constitute or form part of any offer or contract and are not to be regarded as representation of fact. Any intending purchaser must satisfy themselves as to the accuracy of these particulars as they are given without responsibility. No person in the employment of Hausman and Holmes has any authority to make or give representation or warranty to properties being sold.