

LEASEHOLD

Apartment

**CALLIER HOUSE 3B,
FLAT 54 BURNT OAK
BROADWAY,
EDGWARE, HA8 5FQ**

Asking Price

£350,000

FEATURES



1 Bedroom Apartment located in Edgware

Welcome to this charming new build apartment located on Burnt Oak Broadway in Edgware! This delightful property boasts a spacious reception room, perfect for entertaining guests or simply relaxing after a long day with outstanding views from the balcony off the 4th floor. With one cosy bedroom, you'll have a peaceful retreat to unwind in. The apartment features a modern bathroom, adding a touch of luxury to your daily routine. The flat comes with an allocated parking bay and has a private rooftop terrace to enjoy those warm summer days.

Measuring 721 sq ft, this apartment offers ample space for comfortable living. Being a new build constructed in 2022, you can expect contemporary design and high-quality finishes throughout especially the new and modern open plan kitchen design with fully integrated appliances. The property's fresh and modern feel is sure to impress anyone looking for a stylish place to call home.

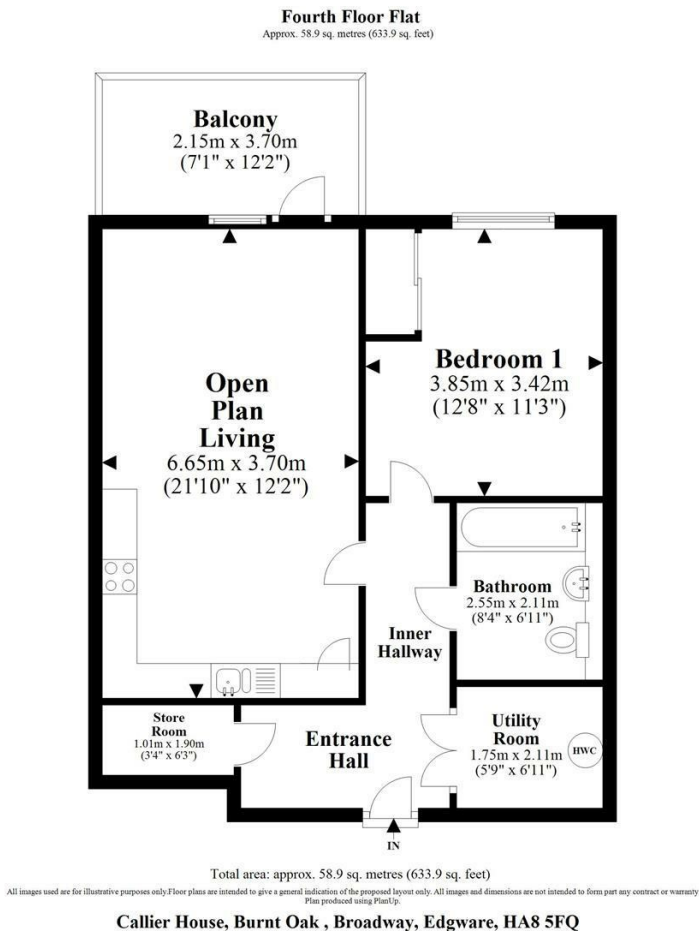
Situated in the vibrant area of Edgware, you'll have easy access to a variety of amenities including shops, restaurants, and transport links. Whether you're a first-time buyer, a young professional, or someone looking to downsize, this apartment offers a fantastic opportunity to own a beautiful property in a sought-after location.

Don't miss out on the chance to make this new build apartment your own - book a viewing today and envision the wonderful lifestyle that awaits you at Burnt Oak Broadway!

Call us on
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www.maxwellestates.co.uk

Council Tax Band
C



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B	85	85
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements.

