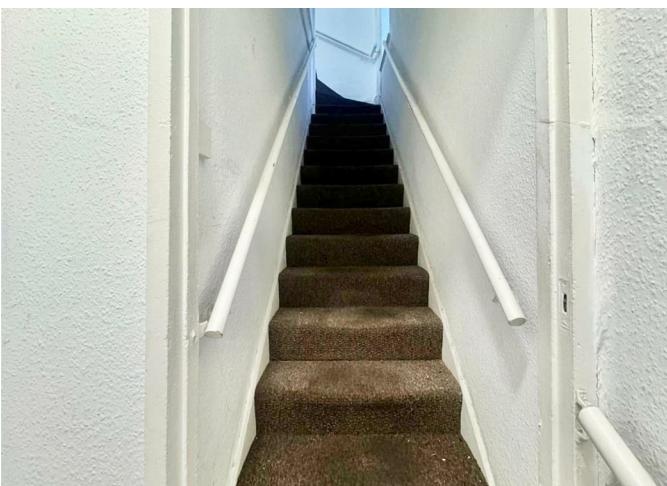


WATLING AVENUE  
EDGWARE  
MIDDLESEX  
HA8 0LQ

PCM

£700 PCM

FEATURES



# 1 Bedroom Room located in Edgware

## ROOM TO LET

Maxwell Estates are pleased to offer this medium room to rent in a shared flat located in the heart of Burnt Oak. The property benefits from two shared bathrooms and a large communal kitchen. Close to public transport and local shopping amenities of Watling Avenue and Burnt Oak Broadway. Additionally, you will be sharing the flat with 3 other professionals.

### Summary:

Rent Amount: £700 per month

Deposit: £807.69

Available immediately

The minimum tenancy term is 12 months

No Couples

Call us on

0208 952 0808

[info@maxwellestates.co.uk](mailto:info@maxwellestates.co.uk)

[www.maxwellestates.co.uk](http://www.maxwellestates.co.uk)

Council Tax Band

Exempt

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(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.

