



## Sunningfields Road, Hendon, NW4 4RE

£450,000 - Share of Freehold

Nestled on the charming Sunningfields Road in Hendon, this delightful 829 sq ft first-floor flat conversion offers a perfect blend of comfort and convenience. With three well-proportioned bedrooms, this property is ideal for families or professionals seeking a spacious living environment. The flat features a welcoming reception room, providing a lovely space for relaxation and entertaining guests.

The property boasts a modern bathroom, ensuring that daily routines are both comfortable and efficient. One of the standout features of this flat is the availability of off-street parking, a rare find in this sought-after area.

Residents can also enjoy the communal gardens, which provide a serene outdoor space for leisure and socialising. The flat is offered chain-free, allowing for a smooth and straightforward purchasing process.

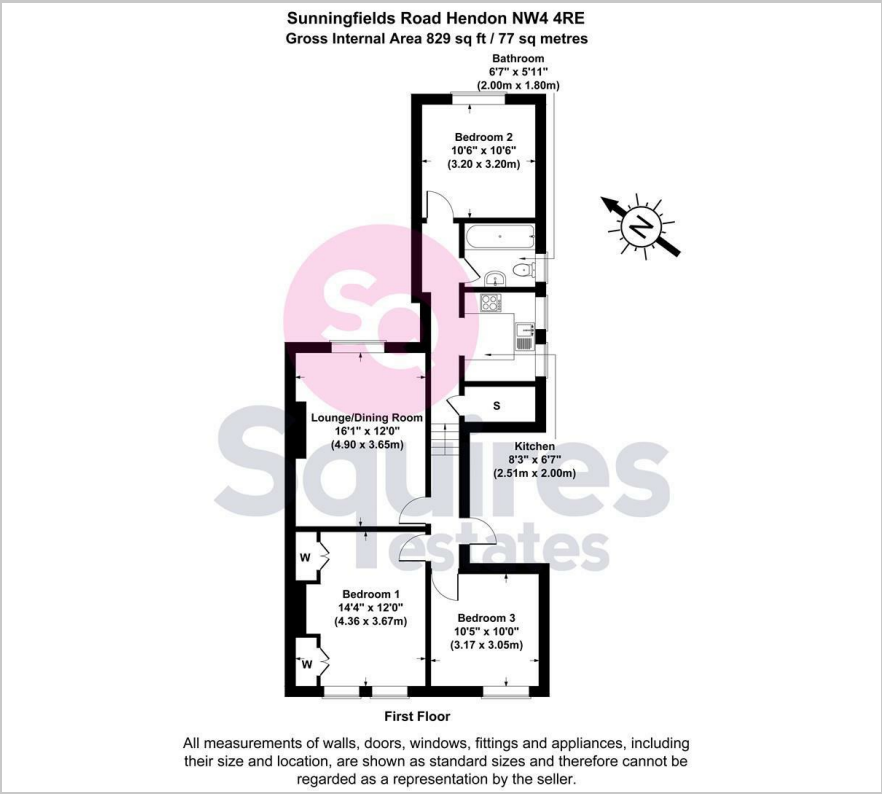
With its prime location in Hendon, this property is well-connected to local amenities, schools, and transport links, making it an excellent choice for those looking to settle in a vibrant community. This flat is not just a place to live; it is a wonderful opportunity to create a home.

Ground Rent: N/A  
Service Charge: £771 per quarter

- 3 double bedrooms
- First floor
- Converted flat
- Chain free
- Off street parking
- Communal gardens
- Close to park
- Barnet council tax band D



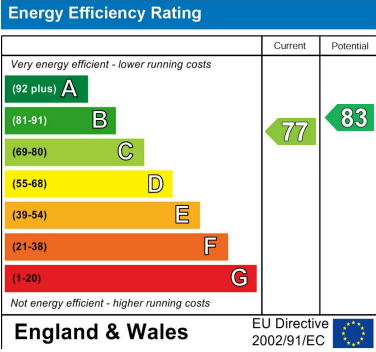
Floor Plan



Area Map



Energy Efficiency Graph



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