



## Holders Hill Road, London, NW4 1LE

£465,000 - Leasehold - Share of Freehold

**\*\*CHAIN FREE\*\*** A very well presented 947 sq ft 2 double bedroom flat situated on the second (top) floor of this popular purpose built block. The property features a 23ft reception/dining room with direct access to a private balcony and further benefits include a 13ft kitchen/breakfast room, a 15ft master bedroom, double glazing throughout, lovely communal gardens and a GARAGE. The flat is very well located for a parade of shops and Windsor Open Space and would make an ideal first time purchase.

Share of Freehold with approx. 966 years lease  
Ground Rent: N/A  
Service Charge: Approx. £2668 per annum

- Purpose built
- 2 double bedrooms
- Private balcony
- 947 sq ft
- Communal gardens
- Garage
- Chain free
- Barnet council tax band D

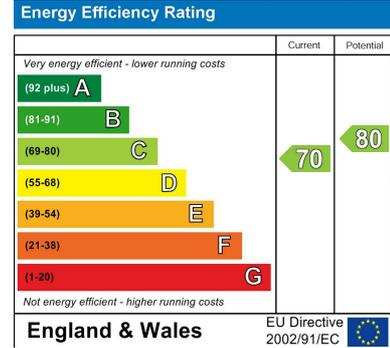
# Floor Plan



# Area Map



# Energy Efficiency Graph



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

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