



Apartment (EPC Rating: )

**WATFORD WAY, LONDON, NW7 2QL**

Per Month

**£1,775 Per**



# 2 Bedroom Apartment located in London

Step into this stunningly refurbished two-bedroom apartment in the heart of Mill Hill, NW7 — a stylish and spacious home finished to an exceptional standard throughout. Designed for modern living, this beautifully presented property combines contemporary comfort with a prime North West London location, making it the perfect place to call home.

Recently renovated from top to bottom, the apartment boasts a sleek new kitchen complete with brand-new appliances, a luxurious fully refurbished bathroom, upgraded electrics throughout, and energy-efficient enhancements including external wall insulation and new double glazing — ensuring comfort, warmth, and lower energy costs all year round.

Bright, airy, and generously proportioned, the flat offers an inviting living space ideal for professionals, couples, or small families seeking both style and convenience.

Perfectly positioned in sought-after Mill Hill, the property benefits from superb transport connections, with the nearby 113 bus route providing direct access to Central London, Hendon Central, Brent Cross, and Edgware. Residents will also enjoy easy access to excellent local amenities, including the popular Copthall Leisure Centre and swimming facilities, all within walking distance.

Families will appreciate the proximity to highly regarded local schools, including sought-after girls' and infant schools, as well as being within the catchment area for Mill Hill



Council Tax Band

Energy Performance Graph

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

Call us on

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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