



**PETERMANS**  
LOCAL PROPERTY EXPERTS



**Arendale Court,  
Hendon Way, Hendon  
£475,000  
Leasehold**

- Two Bedroom,  
Ground Floor  
Apartment With  
Direct Access To Own  
Section Of Garden
- Close To Hendon  
Central Station
- Open Plan Reception  
Room & Kitchen Area
- Bathroom
- Parking
- 774 Sq Ft

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This well-presented two-bedroom ground floor apartment is ideally situated just a short walk from Hendon Central Station. The property benefits from direct access to a private section of garden, offering a rare and desirable outdoor space. Offered to the market chain-free, it presents an excellent opportunity for both homeowners and investors.



The property features a bright open plan reception room and kitchen area with doors leading out onto own section of rear garden. There are two well proportioned bedrooms and modern bathroom. The property further benefits from off-street parking to the front.

**Ground Floor**  
Approx. 72.0 sq. metres (774.6 sq. feet)



Total area: approx. 72.0 sq. metres (774.6 sq. feet)

**VIEWING STRICTLY BY APPOINTMENT ONLY.**

**PETERMANS TEL: 020 8958 5040** Please Note That The Gas And Electric Appliances Have Not Been Tested To Ensure That They Are In Working Order. All Measurements Are Taken With A Laser Tape Measure And Therefore Subject To Some Variation. We Recommend Any Potential Purchaser Checks These For Themselves To Confirm Their Accuracy

**Price:** £475,000  
**Tenure:** Leasehold  
**Beds:** 2  
**Baths:** 1  
**Reception Rooms:** 1  
**Total Sq Ft:** 774  
**Council Tax Band:** Band D in Barnet  
**EPC Rating:** Band C  
**Service Charge:** £800 Per Annum  
**Lease Length:** 125 Years Remaining

**Distance to:**  
**Hendon Central Station:** 0.2 Miles  
**West Hendon Station:** 0.6 Miles

