



**1 Bed  
Apartment  
located in London**



**Diascia House 7 Sanday  
Drive  
London  
Colindale  
NW9 4HA**



**£1,850**

Discover modern living in this stylish New one-bedroom apartment located in the heart of the vibrant Colindale Gardens development. Perfectly suited for professionals or couples, this furnished residence offers both comfort and convenience.

Situated just a short walk from Colindale Underground Station (Northern Line), the property offers excellent transport links, with quick access to central London. Local amenities, including shops, restaurants, and cafes, are within easy reach, enhancing your urban living experience.

**Key Features:**

An open-plan design seamlessly integrates the living, dining, and kitchen spaces, creating a bright and airy atmosphere. The modern kitchen comes with integrated appliances, including a dishwasher, oven, and induction hob, catering to all your culinary needs. Enjoy your own outdoor space, ideal for relaxation or entertaining guests.

The double bedroom featuring ample storage space and large windows providing a warm and comfortable place to rest. A sleek, fully tiled bathroom with high-quality fixtures and fittings.


**24-Hour Concierge Service:** Benefit from round-the-clock assistance and enhanced security.

**Residents' Gym:** Stay active with exclusive access to a fully equipped gym within the development.

**Landscaped Communal Gardens:** Beautifully maintained green





| Energy Efficiency Rating                           |  | Current   | Potential |
|--|--|---|-----------|
| <i>Very energy efficient - lower running costs</i> |  |   |           |
| (92 plus) <b>A</b>                                 |  |   |           |
| (81-91) <b>B</b>                                   |  | <b>84</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 2002/91/EC  |           |

## DIRECTIONS

## CONTACT

Meridian House 42 Upper Berkeley Street  
London  
W1 5PW

E: [info@karestates.co.uk](mailto:info@karestates.co.uk)

T: 7831847551

[karestates.co.uk](http://karestates.co.uk)

