



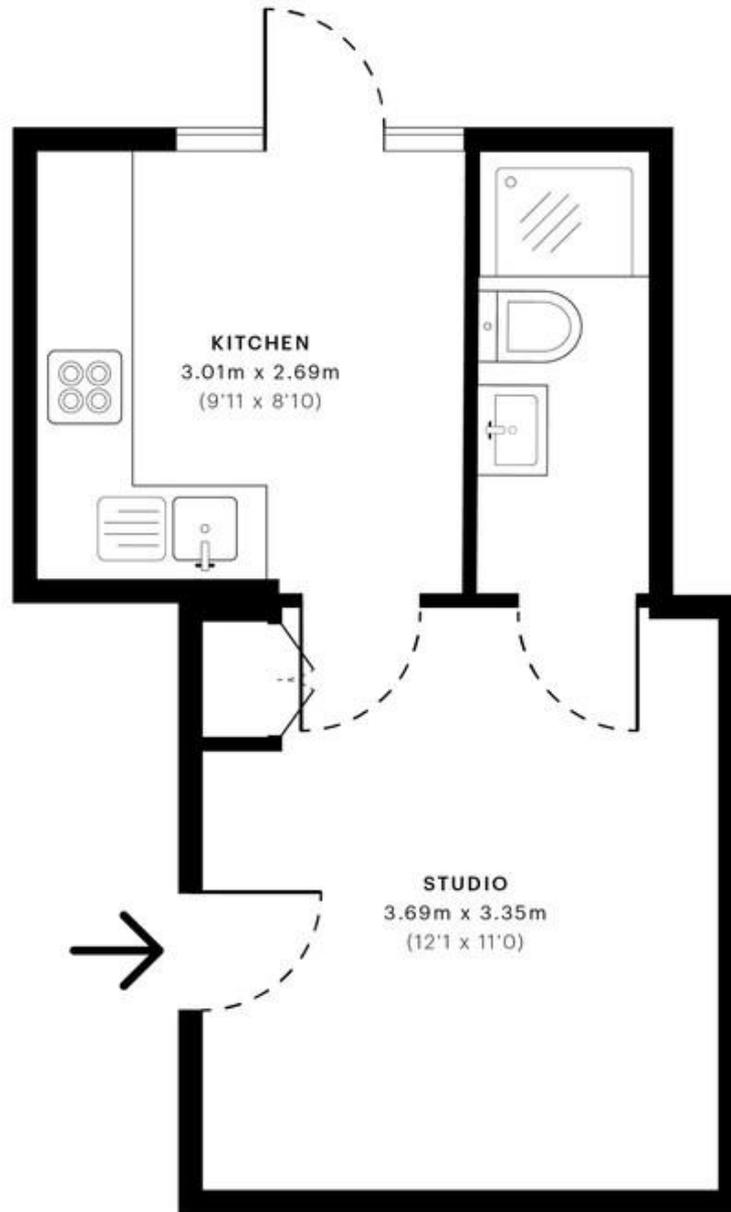
MILE



Golders Green Road, London NW11 £1,450 pcm %tenure%

Mile are pleased to offer this fully self contained studio to rent. The property benefits from a fully fitted kitchen, separate living space and a private bathroom. The property is located a 5 min walk to Golders Green Station and a stones throw from the shops and restaurants. All Bills and Internet Included. Available 23rd May! EPC Rating: C

- Modern
- Self Contained Studio
- Separate Fully Fitted Kitchen
- Washing Machine and Dryer
- 5 Min Walk to Golders Green Station
- All Bills Included
- Internet Included
- Available 20th November!
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— Ground Floor

GROSS INTERNAL AREA (GIA)
The footprint of the property
23.23 sqm / 250.05 sqft

NET INTERNAL AREA (NIA)
Excludes walls and external features
Includes washrooms, restricted head height
22.39 sqm / 241.00 sqft

EXTERNAL STRUCTURAL FEATURES
Balconies, terraces, verandas etc.
0.00 sqm / 0.00 sqft

RESTRICTED HEAD HEIGHT
Limited use area under 1.5 m
0.00 sqm / 0.00 sqft

Spec Verified floor plans are produced in accordance with

IFMS 38 RESIDENTIAL 23.48 sqm / 252.74 sqft

MONEY LAUNDERING REGULATIONS 2003: Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale.

General: While we endeavour to make our sales particulars fair, accurate and reliable, they are only a general guide to the property and, accordingly, if there is any point which is of particular importance to you, please contact the office and we will be pleased to check the position for you, especially if you are contemplating travelling some distance to view the property.

Measurements: These approximate room sizes are only intended as general guidance. You must verify the dimensions carefully before ordering carpets or any built-in furniture.

Services: Please note we have not tested the services or any of the equipment or appliances in this property, accordingly we strongly advise prospective buyers to commission their own survey or service reports before finalising their offer to purchase.