



6 Alison Court, Hale Lane, HA8 8PQ

£425,000

**richard
james**

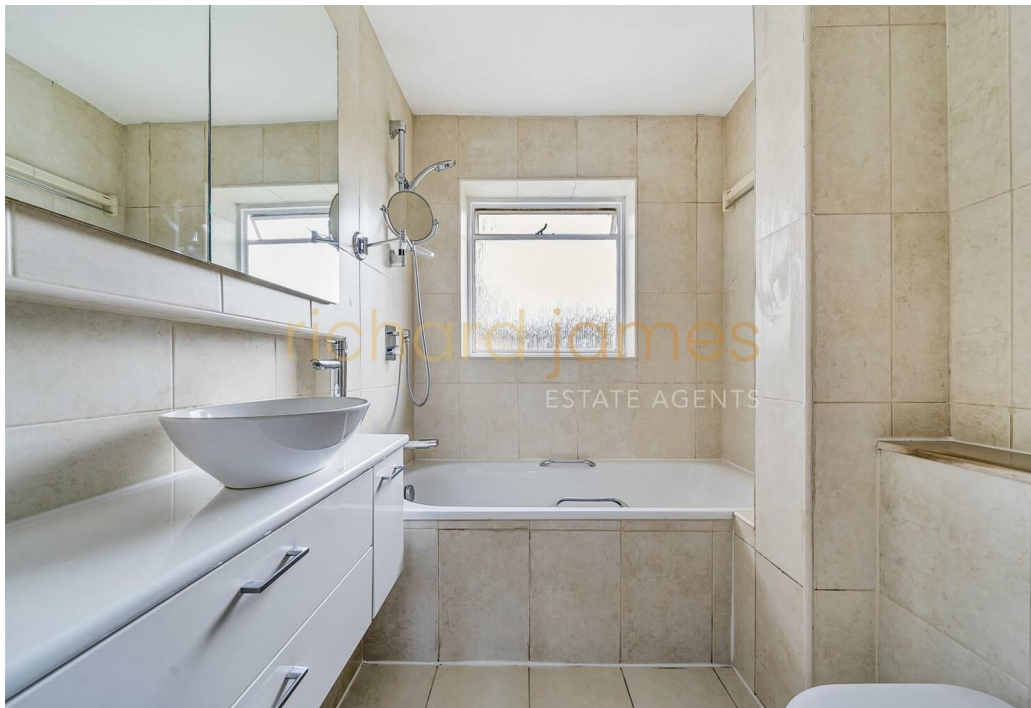
ESTATE AGENTS

T 020 8959 9191
E enquiries@richardjames.biz
A 21 The Broadway | Mill Hill
London | NW7 3DA

richardjames.biz







Property Description

Offered for sale with no upper chain is this well presented Two double Bedroom, Two Bathroom (one en-suite) first floor apartment set within this small purpose built block situated in the heart of Edgware on Hale Lane and moments walk to the excellent shopping and transport facilities of Edgware.

The accommodation includes a 22'1 x 12'10 Reception room, modern fully fitted Kitchen with granite worktops, En-suite Shower room to the Master Bedroom, family Bathroom and a utility cupboard.

Other Benefits include a balcony, communal gardens, unreserved off street parking and a Garage.

Share of Freehold

Council Tax Band E.


Sole Agent.

Key Features

- TWO DOUBLE BEDROOMS
- FULLY FITTED KITCHEN
- BALCONY
- CHAIN FREE
- OFF STREET PARKING (FIRST COME FIRST SERVE)
- TWO BATHROOMS (ONE EN-SUITE)
- LARGE LIVING/DINING ROOM
- COMMUNAL GARDENS
- GARAGE
- WITHIN EASY REACH OF LOCAL SHOPS & TRANSPORT LINKS

Important Information

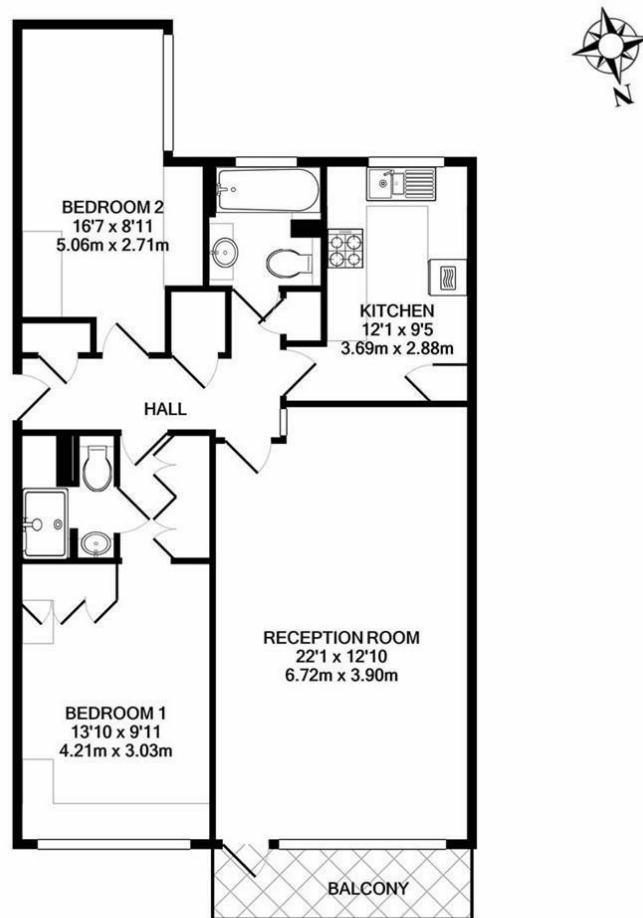
- **Price:** £425,000
- **Tenure:** Share of Freehold
- **Council Tax Band:** E
- **EPC:** C
- **Locaton:** Edgware

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C	74	79
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC 	









ALISON COURT HA8
 TOTAL APPROX. FLOOR AREA 853 SQ.FT. (79.2 SQ.M.)
 Measurements are approximate. Not to scale. Illustrative purposes only
 Made with Metropix ©2020

As agents we have not tested any apparatus, equipment, fixtures, fittings or services, and so cannot verify that they are in working order or fit for the purpose. As a buyer you are advised to obtain verification from your Solicitor/Conveyancer or Surveyor, if there are any points of particular importance to you. Reference to the tenure of the property is based on information given to us by the seller, as we will not have had sight of the title documents. You are advised to obtain verification from your Solicitor/Conveyancer. Before viewing a property, do please check with us as to its availability, and also request clarification or information on any points of particular interest to you, to save you any possible wasted journeys. Also, photographs are for illustration only and may depict items which are not for sale or included in the sale of the property. All sizes are approximate; all dimensions include wardrobe space where applicable. While we believe that the area of the property has been accurately calculated, any prospective buyer who considers this feature to be particularly important is strongly recommended to have the site measurements checked by their own surveyor before submitting an offer to purchase.

richard james
 ESTATE AGENTS

T 020 8959 9191
 E enquiries@richardjames.biz
 A 21 The Broadway | Mill Hill
 London | NW7 3DA

richardjames.biz

