



18 Henry Darlot Drive, NW7 1RF

£575,000

**richard
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ESTATE AGENTS

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Property Description

A stunning Two double Bedroom, Two Bathroom (one en-suite shower room) apartment set on the second floor of this purpose built block (with lift access) forming part of Millbrook Park development, set in landscaped grounds close to open space.

This chain free apartment is offered in immaculate condition throughout and has Private balcony, secure underground parking space, lift access, long lease and an entryphone system.

Mill Hill East underground station is very close by (approx 0.4 miles) Waitrose supermarket & Virgin Active, local shops, buses & schools are also all nearby.

Council Tax Band E


Sole Agent

Key Features

- SECOND FLOOR (LIFT)
- TWO BATHROOMS (ONE EN-SUITE)
- PRIVATE BALCONY
- ENTRYPHONE SYSTEM
- APPROX 0.4 MILE TO STATION (NORTHERN LINE)
- TWO DOUBLE BEDROOMS
- OPEN PLAN KITCHEN/RECEPTION ROOM
- UNDERGROUND PARKING SPACE
- CLOSE TO WAITROSE & VIRGIN ACTIVE
- CHAIN FREE

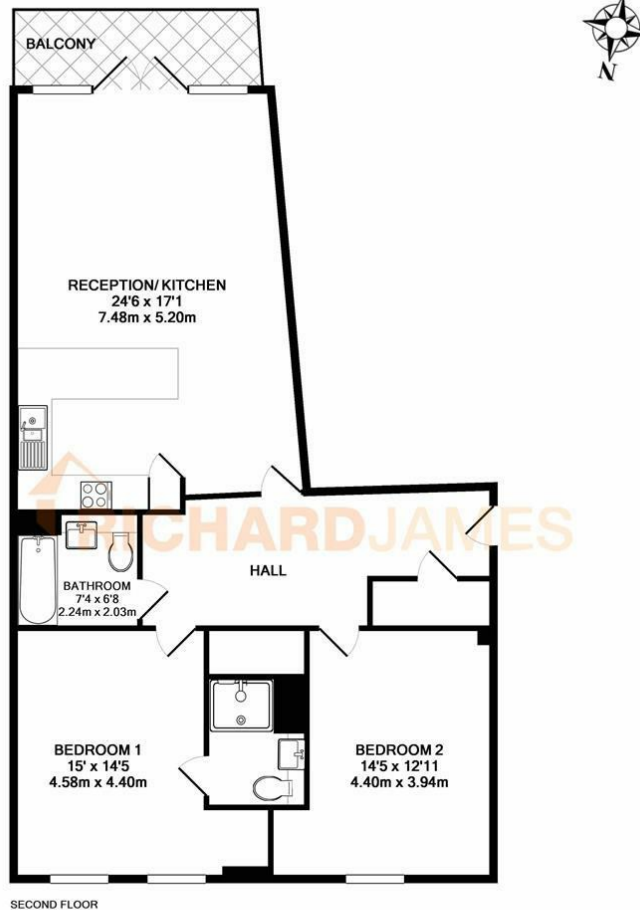
Important Information

- **Price:** £575,000
- **Tenure:** Leasehold
- **Council Tax Band:** E
- **EPC:** B
- **Location:** Mill Hill

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B	87	87
(69-80) C		
(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 	







SECOND FLOOR

GARRISON HEIGHTS NW7
TOTAL APPROX. FLOOR AREA 995 SQ.FT. (92.4 SQ.M.)

Floorplans are for identification and guideline purposes only, not to scale. Compliant with RICS code of measuring practice. Floor plan supplied by Chik Chik Limited. Made with Metropix G2020.

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.

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