



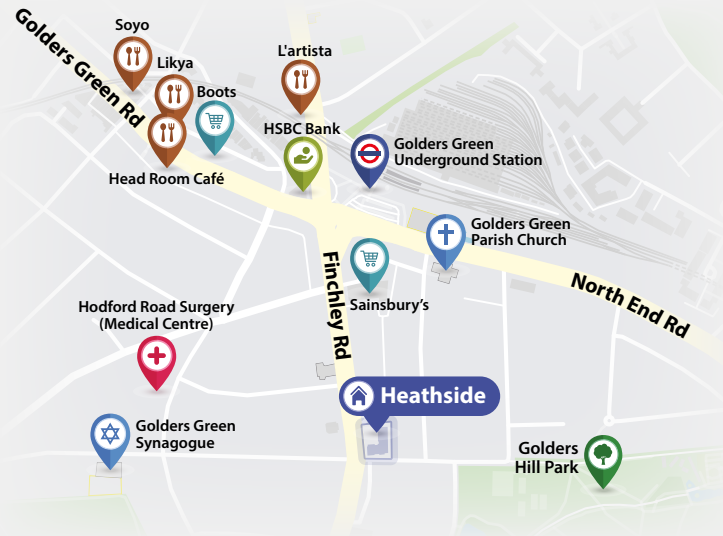
# Flat 3, Heathside

Heathside, NW11 7SB



**Flat 3, Heathside** is an easily accessible sunny and bright double aspect flat situated on the corner of the building overlooking West Heath Avenue and Finchley Road. This ground floor apartment has a spacious reception room leading to the large south and west facing balcony and a light and airy bedroom with extensive fitted wardrobes and cupboards. The bathroom is fully tiled with a walk-in shower, vanity unit, fitted bathroom cabinets and WC. There is a second bedroom which is currently used as a well fitted out and comfortable study and a guest cloakroom.

The whole flat has been recently redecorated in impeccable taste to create a harmonious and charming atmosphere.





**Heathside** is well maintained, under the supervision of an on-site House Manager and his team. It is ideally located on the corner of Finchley Road and West Heath Avenue, a short walk away from Golders Green, Golders Hill Park and Hampstead Heath. Golders Green Underground Station (Northern Line) provides 15-minute access to Central London. The adjacent National Express bus terminal provides services across the UK and Europe. There are numerous local bus routes with services to Central London and the Brent Cross Shopping Centre. Sainsbury's and many other amenity shops and restaurants are nearby.

**Accommodation:**

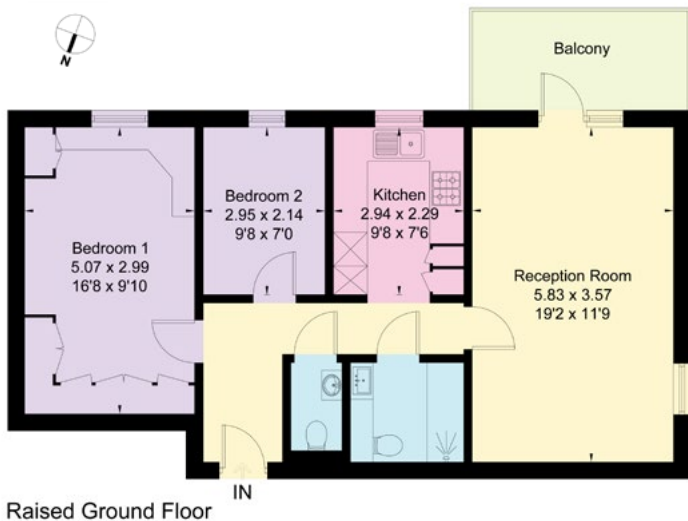
- Lounge / dining room
- Double aspect balcony
- Kitchen with fitted cupboards
- Master Bedroom with fitted wardrobes & sockets
- Second bedroom/study
- Bathroom with walk-in shower, vanity unit, fitted cabinets and WC
- Guest cloakroom

**Heathside has:**

- ✓ On-site House Manager
- ✓ Ample on-site parking
- ✓ 24-hour emergency call system
- ✓ Resident's lounge, guest suite and therapy room
- ✓ Attractive communal gardens and terraces







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Approximate gross internal area: **65 sq m / 700 sq ft**

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Leasehold: **99 years from 25 March 1985**

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Ground rent: **£60 pa fixed for the term**

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Local Authority: **London Borough of Barnet (Band F)**

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Energy Performance Rating: **C74**

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Price  
**£450,000**

**For viewings, please contact the Portfolio Manager:**

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