



PETERMANS
LOCAL PROPERTY EXPERTS



Bartholomew Court,
Longcrofte Road
Edgware
£550,000
Leasehold

- Two Bedroom, Two Bathroom Ground Floor Apartment
- Direct Access To Communal Gardens
- En-Suite Shower Room
- A Few Minutes Walk To Canons Park Station & Shops
- Chain Free
- 1,017 Sq Ft

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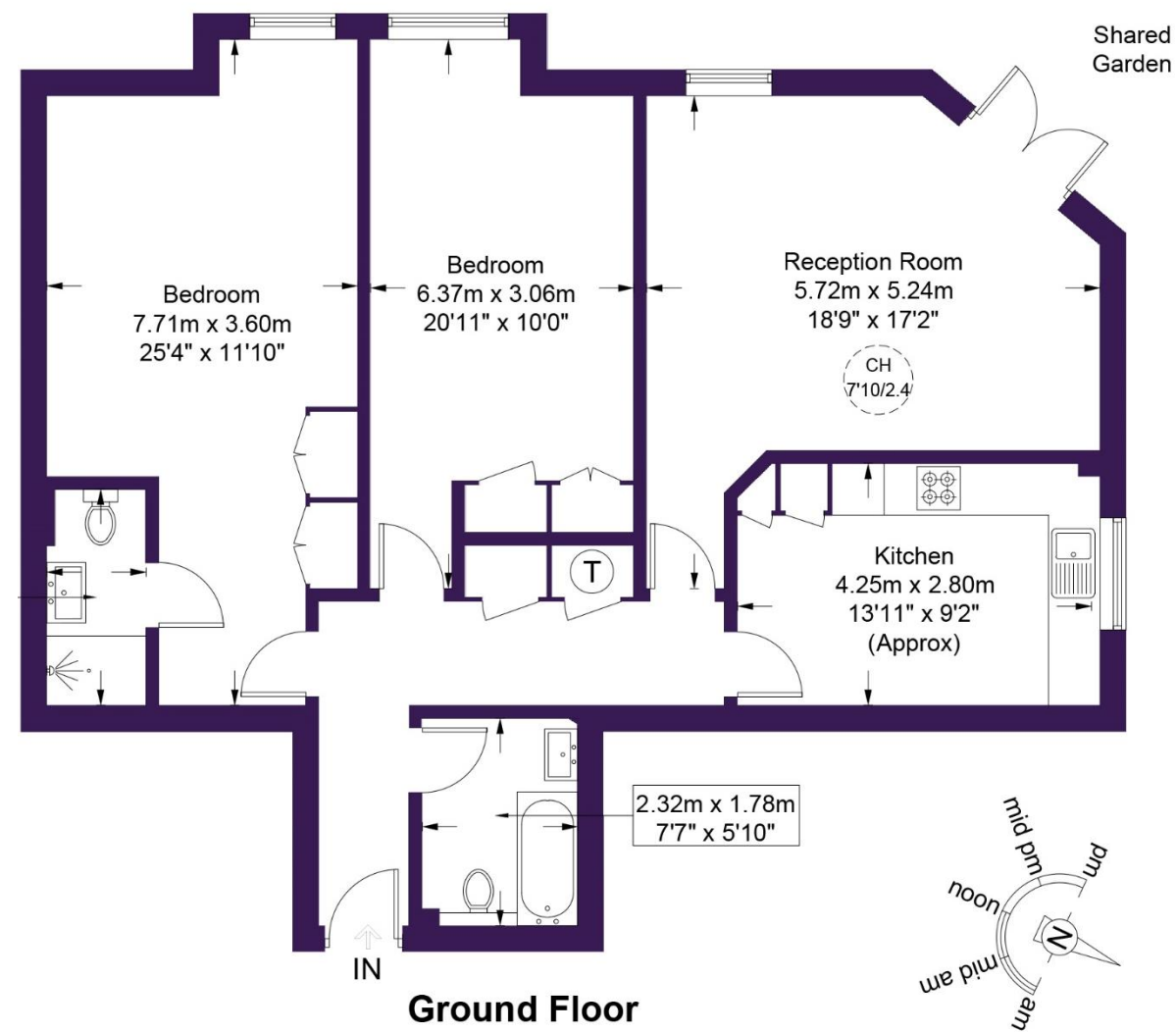
A fantastic opportunity to own this spacious two-bedroom, two-bathroom ground floor apartment, set within a highly sought-after development. Enjoy direct access to beautifully maintained communal gardens and the convenience of being just a short walk from Canons Park Station and local shops.



The property boasts a bright and spacious reception room with direct access to beautifully maintained communal gardens, a modern fitted kitchen/breakfast room, and two generously sized bedrooms, including a large master with en-suite shower room. A separate family bathroom. Additional benefits include allocated parking, guest parking spaces, and access to secluded, well-tended communal gardens.



Approximate Gross Internal Area = 1017 sq ft / 94.5 sq m



VIEWING STRICTLY BY APPOINTMENT ONLY.

PETERMANS TEL: 020 8958 5040 Please Note That The Gas And Electric Appliances Have Not Been Tested To Ensure That They Are In Working Order. All Measurements Are Taken With A Laser Tape Measure And Therefore Subject To Some Variation. We Recommend Any Potential Purchaser Checks These For Themselves To Confirm Their Accuracy

Guide Price:	£550,000
Tenure:	Leasehold
Beds:	2
Baths:	2
Reception Rooms:	1
Total Sq Ft:	1,017
Council Tax Band:	Band F in Harrow
EPC Rating:	Band C
Service Charge:	£2,588 Per Annum
Ground Rent:	£400 Per Annum
Lease Length:	98 Years Remaining

Distance to:
Canons Park Station: 0.2 Miles
Edgware Station: 1.2 Miles

