



37 Swan Drive  
London  
NW9 5DE

Offers in Excess of £218,000

bettermove



# Swan Drive

## London

Bettermove are proud to present this Ground Floor Studio Flat in a purpose built development within Colindale, London. This property is available with no forward chain.

The property benefits from double glazing, gas central heating throughout and has off street parking available via an allocated space. The council tax band is B.

This is a leasehold property with 85 years remaining on the lease; the ground rent is £150 per annum and the service charge is £1,500 per annum.

Located in a popular residential area of Colindale, the property is close to a range of amenities, including shops, supermarkets, restaurants and pubs. Excellent transport connections can be found from Colindale Tube station and many local bus routes.

This exciting opportunity should not be missed! All enquiries can be made through Bettermove on 0330 004 0050.





SWAN DRIVE NW9  
TOTAL APPROX. FLOOR AREA 292 SQ.FT. (27.1 SQ.M.)

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given

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