



A great opportunity to purchase the Share of Freehold of this 3 bedroom garden flat situated on Dallas Road, NW4.

This property comprises 3 bedrooms, fully fitted kitchen, family bathroom, guest w/c and spacious reception room.

Further benefits include private use of the garden as well as plenty of storage space throughout.

980 Year Lease.

Ground Rent: £50.00 per annum.

Viewing is highly recommended!









| Energy Efficiency Rating                    |                            |              |
|---|----------------------------|--------------|
|   | Current                    | Potentia     |
| Very energy efficient - lower running costs |                            |              |
| (92-100)                                    |                            |              |
| (81-91) <b>B</b>                            |                            |              |
| (69-80)                                     |                            | 72           |
| (55-68)                                     | 56                         |              |
| (39-54)                                     |                            |              |
| (21-38)                                     |                            |              |
| (1-20)                                      |                            |              |
| Not energy efficient - higher running costs |                            |              |
| England, Scotland & Wales                   | EU Directive<br>2002/91/EC | $\mathbb{C}$ |

## Hendon

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