



Morphou Road, Mill Hill, NW7 1ED
£3,600 PCM Council Tax Band F

REAL ESTATES
Est.1981

Estate Agents · Residential Sales · Investments · Lettings

***AVAILABLE 21ST JULY * UNFURNISHED *** A fabulous terraced family home located on the popular Millbrook Park development. This good sized 3 bedroom home is arranged over 3 floors and comprises a modern fitted kitchen open to breakfast/reception room with doors leading to the rear garden, guest cloakroom, 3 double bedrooms and 2 bathrooms (1 en suite).

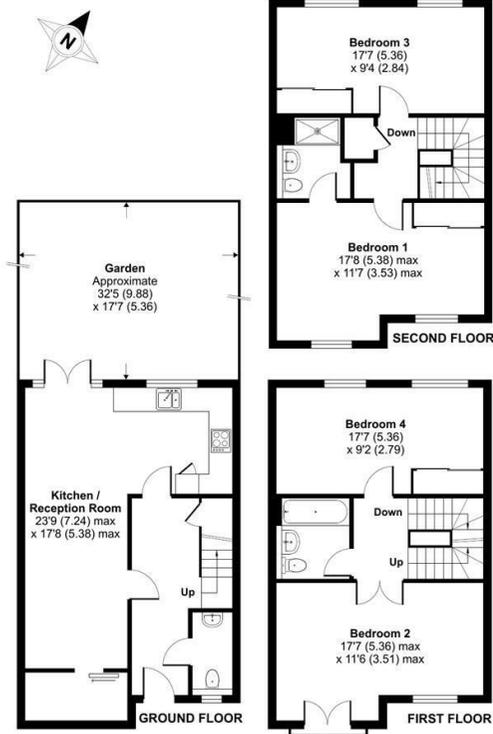
The property is set in a fantastic location with local green spaces, park and play areas within the development. Local amenities within walking distance include Waitrose, Virgin Active Gym & Leisure Club and Mill Hill East Northern Line tube station giving easy access into central London. Catchment area for Frith Manor Primary School and Millbrook Park CE Primary School.





Morphou Road, London, NW7

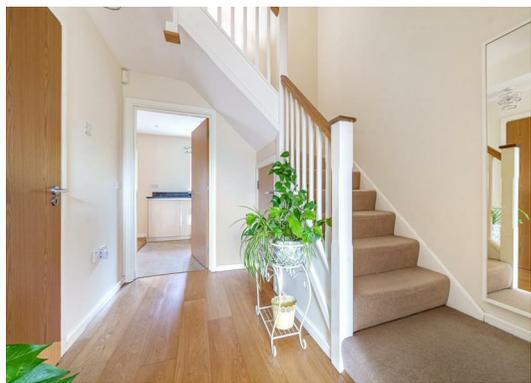
Approximate Area = 1438 sq ft / 133.6 sq m
For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © richcom 2023. Produced for Real Estates - REF: 989312.

| Energy Efficiency Rating | | Current | Potential |
|--|---|---------|-----------|
| Very energy efficient - lower running costs | A | 81 | 90 |
| Energy efficient | B | | |
| Decent | C | | |
| Below average | D | | |
| Energy inefficient - higher running costs | E | | |
| Very energy inefficient - higher running costs | F | | |
| | G | | |

EU Directive



Real Estates Woodside Park Office:
14/14a Sussex Ring
Woodside Park N12 7HX

ll : 020 8445 6387
e : info@realestates-wsp.co.uk
w : www.realestates-wsp.co.uk