



A first floor one bedroom apartment forming part of a popular purpose built development situated just off Wellgarth Road and within walking distance to the Heath Extension and Golders Green Underground Station. Benefiting from a designated parking space and a long 161 year lease, the accommodation comprises of a reception room, fully fitted kitchen, bedroom and bathroom. The property is conveniently located within easy reach of a wide range of local shops, bars and restaurants. A VIDEO OF THE PROPERTY IS AVAILABLE.

Council Tax: Barnet – Band C - £1374 pa

Approx Floor Area: 31 Sq M / 331 Sq Ft

Service Charge: £1746 pa

Ground Rent: £70 pa

Lease Remaining: 161 years



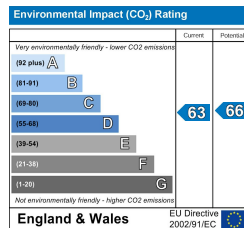
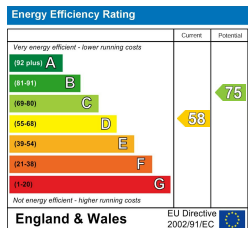


Britten Close, NW11

CAPTURE DATE
14/11/2019

LASER SCAN POINTS
20,492,327

GROSS INTERNAL AREA
30.8 Sqm / 331.3 Sqft



GROSS INTERNAL AREA
The footprint of the property
30.8 Sqm / 331.3 Sqft

NET AREA (INTERNAL)
Excludes walls and external features
29.5 Sqm / 317.1 Sqft

EXTERNAL STRUCTURAL FEATURES
Balconies, terraces, verandas etc.
0.0 Sqm / 0.0 Sqft

RESTRICTED HEAD HEIGHT
Limited use area under 1.9m
0.0 Sqm / 0.0 Sqft



Spec floor plans are produced in accordance with the Royal Institution of Chartered Surveyors' Property Measurement Standards. Plots and gardens are illustrative only and are excluded from all area calculations. Due to rounding, numbers may not add up precisely. All measurements shown for the individual room lengths and widths are the maximum points of measurements captured in the scan.

IPMS 3B RESIDENTIAL
30.8 Sqm / 331.3 Sqft
IPMS 3C RESIDENTIAL
29.5 Sqm / 317.1 Sqft

SPEC ID:
9dc9386c2fe400a3239fa54



