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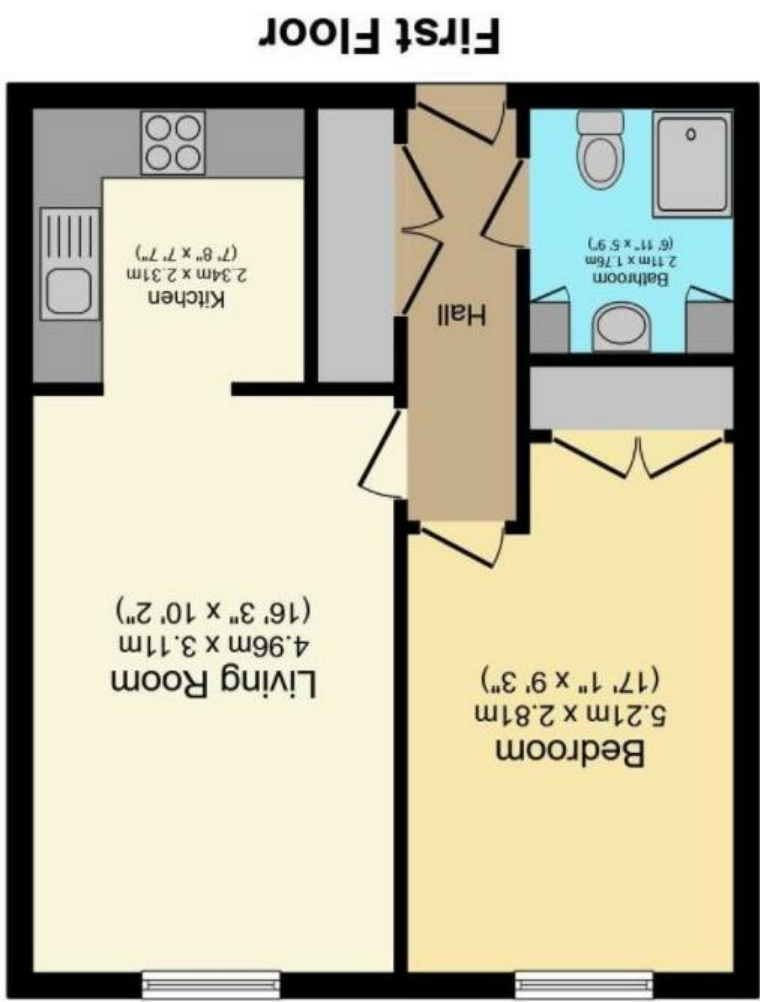
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## Contact us

## Our Offices

Total floor area 44.7 sq.m. (481 sq.ft.) approx



120 HERTSWOOD COURT. HILLSIDE GARDENS, BARNET EN5 4AU

Guide Price £165,000 | Leasehold





## Property Overview

Introducing this spacious one bedroom first floor retirement flat situated in the sought after location of Hillside Gardens providing easy access to local shopping and transport facilities. This property has been maintained to a fantastic standard and features a modern and contemporary kitchen and shower room. The property includes one double bedroom, a lounge/diner, double glazed windows and is chain free. It is a condition of the purchase that residents are over the age of 60 years, or in the event of a couple, one must be over 60 years and the other over 55 years.



## Property Features

- LOUNGE- 10'2 X 16'3
- BEDROOM- 17'1 X 9'3
- RESIDENT & VISITOR PARKING
- VISITING HAIRDRESSER
- LIFT
- BATHROOM- 6'11 X 5'9
- KITCHEN- 7'8 X 7'7
- RESIDENT HOUSE MANAGER
- RESIDENTS LOUNGE
- CLOSE TO SHOPS AND AMMENITIES

## Agents Notes

Further benefits include access to the communal lounge and kitchen, hairdressing salon, laundry facilities, communal gardens and parking. Service Charge: £2,804.52 p.a. COUNCIL TAX BAND: D EPC Rating: D