



## 19 Wilshaw Close, Hendon, NW4 4TU

Welcome to this airy and well-presented one double bedroom first-floor flat, benefiting from a dedicated car parking bay, a long lease, and no onward chain. The property is conveniently situated within a modern, purpose-built development, offering excellent access to transport links and local amenities. Hendon Central Station provides direct Underground access to Euston Station in approximately 20 minutes.

The flat offers bright and spacious accommodation throughout, featuring wide corridors, good ventilation, modern interiors, and attractive wood-effect flooring. Additional benefits include electric heating, double glazing, and access to well-maintained communal gardens.

The accommodation comprises a welcoming entrance hall with access to a guest WC, leading into a bright dual-aspect reception room with double-glazed windows and a Juliette-style balcony. The reception room provides ample

- 1 Bed Spacious Flat
- Leasehold
- Chain Free
- Communal Garden
- Allocated Parking
- Good Transport Links

**£299,950**





Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>		
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
<b>England &amp; Wales</b>	EU Directive 2002/91/EC	

Environmental Impact (CO <sub>2</sub> ) Rating		
	Current	Potential
Very environmentally friendly - lower CO <sub>2</sub> emissions		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>		
(55-68) <b>D</b>		
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