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Hendon Hall Court, Parson Street, NW4
Asking Price £375,000

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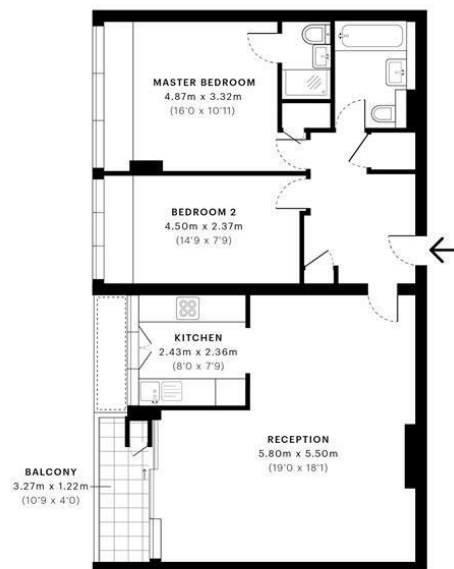


Hendon Hall Court, NW4

CAPTURE DATE
16/07/2019

LASER SCAN POINTS
25,518,713

GROSS INTERNAL AREA
74.9 Sqm / 806.6 Sqft



— Second Floor

GROSS INTERNAL AREA The footprint of the property 74.9 Sqm / 806.6 Sqft	NET AREA INTERNAL Excludes walls and external features 70.5 Sqm / 758.8 Sqft	EXTERNAL STRUCTURAL FEATURES Balconies, terraces, verandas etc. 3.9 Sqm / 42.2 Sqft	RESTRICTED HEAD HEIGHT Limited use areas under 1.8m 1.4 Sqm / 15.1 Sqft
spec	Spec floor plans are produced in accordance with the Royal Institution of Chartered Surveyors' Property Measurement Standards. Plans and gardens are illustrative only and are excluded from all area calculations. Due to rounding, numbers may not add up precisely.		
RICS	IPWS 2B RESIDENTIAL 79.4 Sqm / 854.1 Sqft	IPWS 3C RESIDENTIAL 74.9 Sqm / 806.6 Sqft	SPEC ID Sd1c67471920b0a00f6e8b98



- Two bedrooms
- 806 sq. ft.
- Residential parking

- Two bathrooms
- Popular gated development
- Close to local transport links



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

Compliant with RICS code of measuring practice, Particulars and floor plans are only a guide to the property and do not constitute or form part of any offer or contract and are not to be regarded as representation of fact. Any intending purchaser must satisfy themselves as to the accuracy of these particulars as they are given without responsibility. No person in the employment of Hausman and Holmes has any authority to make or give representation or warranty to properties being sold.