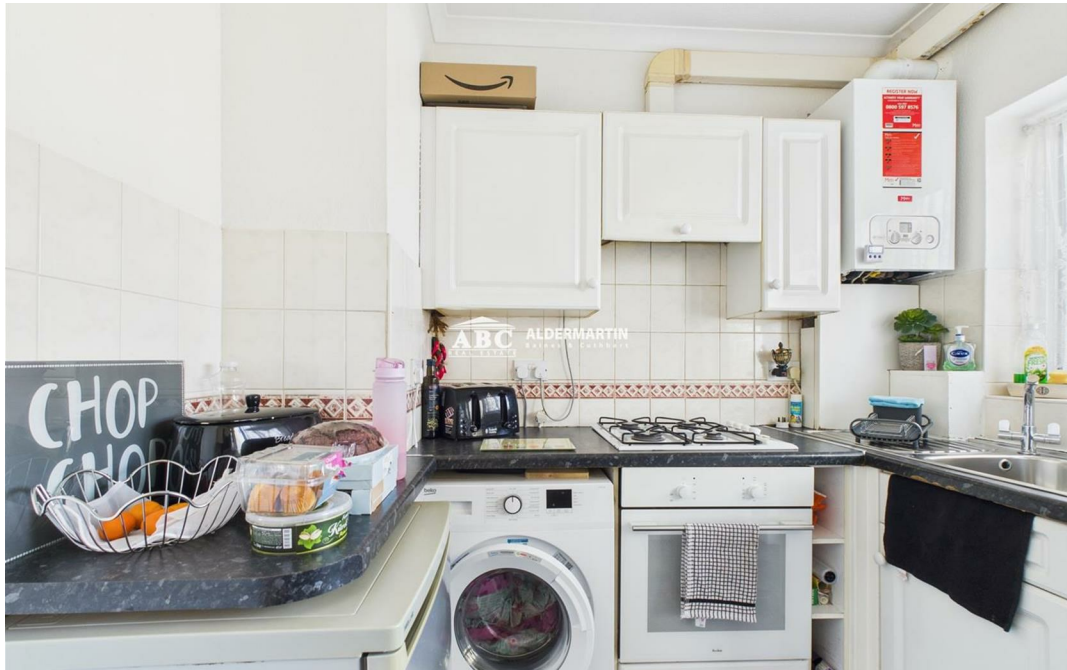
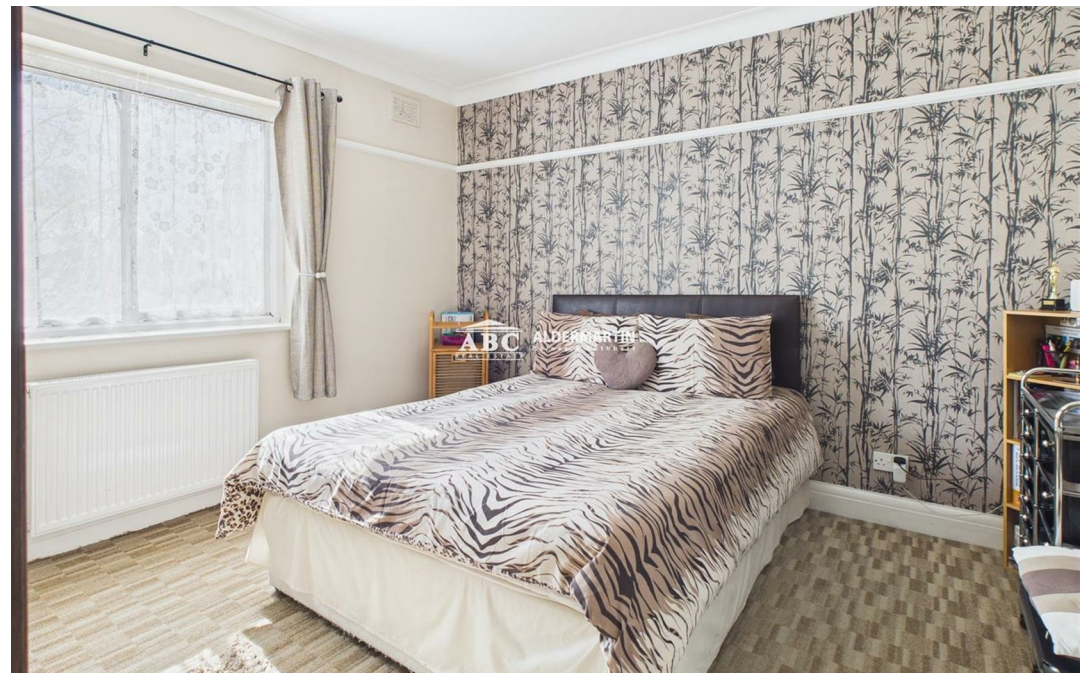
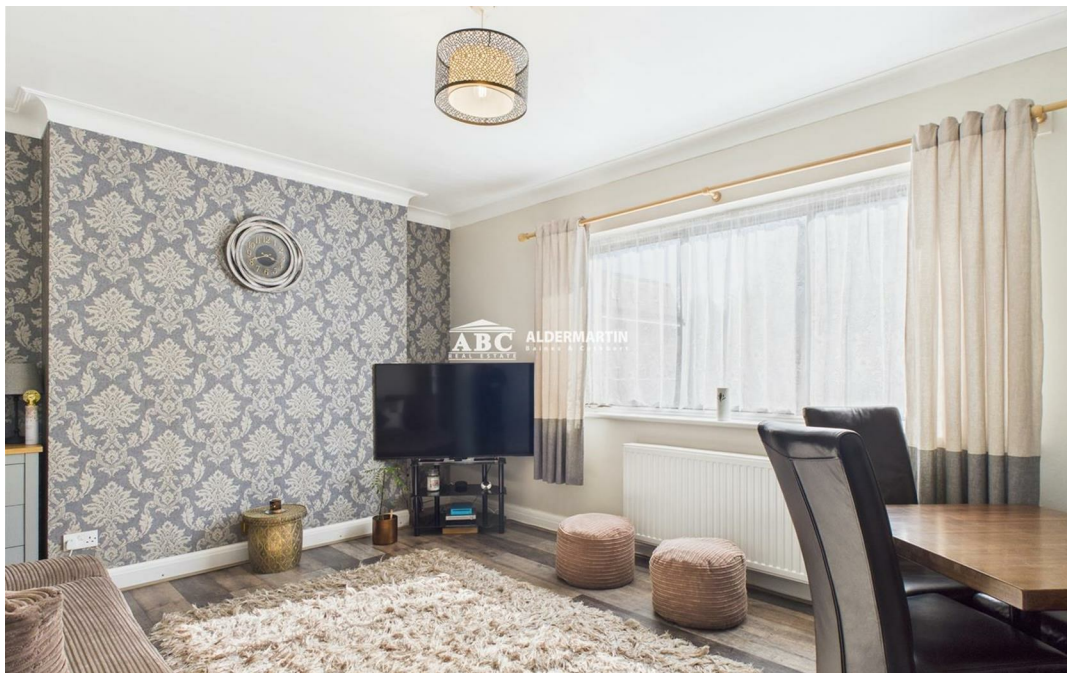




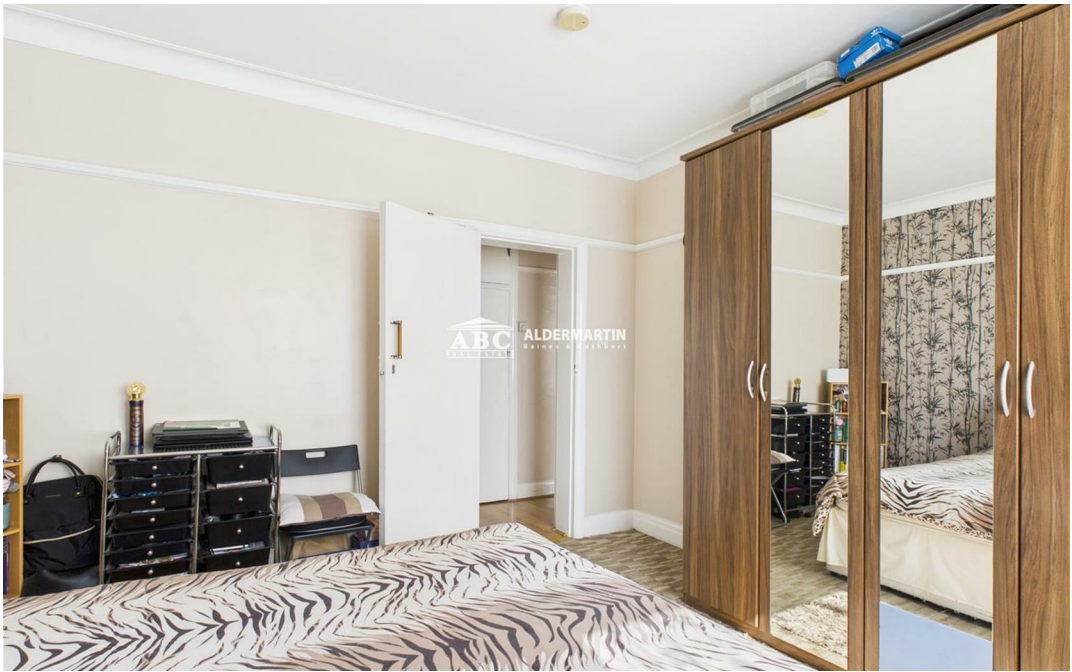
**Orchard Court, Edgware HA8 7SX**

**£309,950**  
**Leasehold**









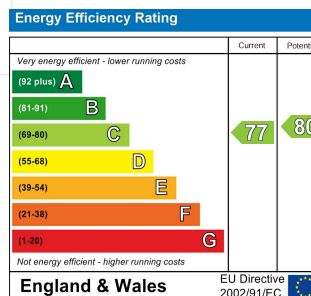




- TWO BEDROOM FLAT
- 996 YEAR LEASE
- OFF STREET PARKING

- FIRST FLOOR
- WELL TENDED COMMUNAL GARDENS
- CLOSE TO CENTRAL EDGWARE

- GOOD DECORATIVE CONDITION
- EPC RATING C - COUNCIL TAX BAND C



This first floor two bedroom flat is located close to central Edgware shopping centre, with its Broadwalk Shopping Mall and the Northern Line Tube Station, many restaurants and transport links.

Good schools and several places of worship are also within easy reach.

It is offered in very good decorative order. It has the benefit of a 999 year lease, off street parking and also very well tended and extensive communal gardens.

#### Disclaimer

In accordance with the 1991 Property Misdescriptions Act, these details, photographs, and the floor plan have been prepared in good faith and as a general guide, not a statement of fact. We have not carried out a survey and the services, appliances and specific fittings have not been tested. Measurements are approximate and where possible taken to the widest point.

Any information regarding lease details, service charges, ground rent etc. have been supplied by our client and to the best of our knowledge is correct. However, we strenuously recommend that you ask your solicitor to ratify it.

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