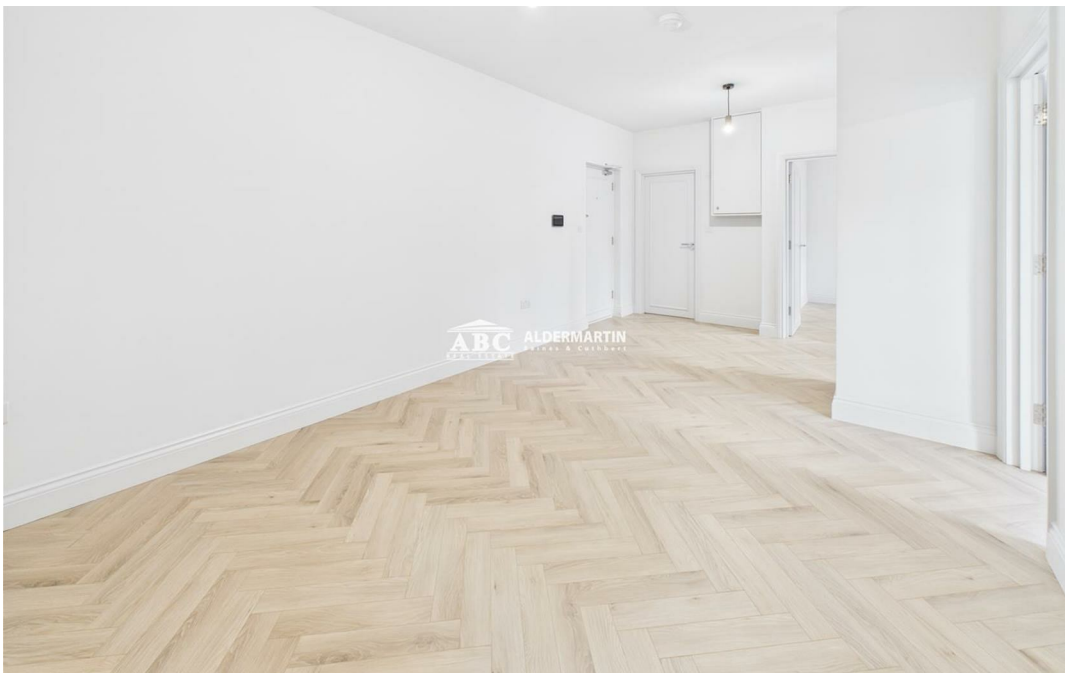
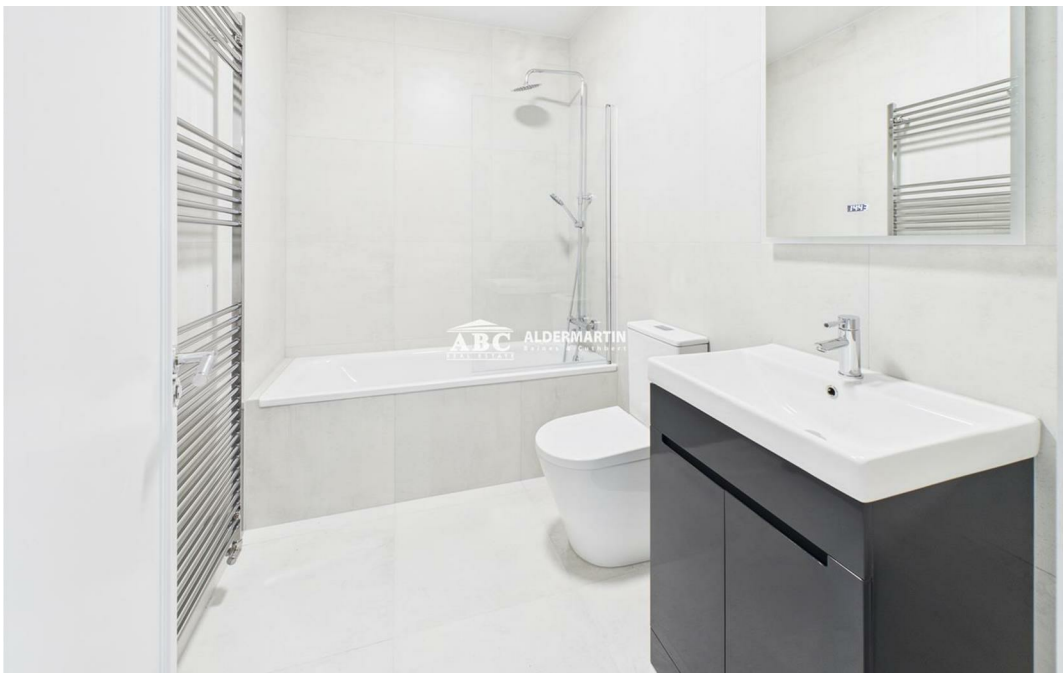




**High Street, Edgware HA8 7EL**

**£1,900 Per  
Calendar  
Month**





- 2 DOUBLE BEDROOMS
- AVAILABLE NOW

- 1 BATHROOM
- RESIDENTS PARKING

- NEWLY REFURBISHED
- COUNCIL TAX BAND D & EPC RATING B

A stunning newly refurbished 2 bedroom apartment to let in this superb location just minutes walk away from Edgware Tube Station. Including a reception room with open plan kitchen, bathroom and residents parking. Available now.

**Kitchen / Living Area**  
5'10" x 12'11"

9'3" x 15'0"

12'6" x 10'2"

**Kitchen / Living Area**  
19'4" x 10'6"

**Bathroom**  
8'3" x 5'8"

**ABC ALDERMARTIN**  
SALES & LETTINGS

**Approximate total area**<sup>m</sup>  
593 ft<sup>2</sup>

(1) Excluding balconies and terraces

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

**GIRAFFE360**

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) <b>A</b>		
(81-91) <b>B</b>	84	84
(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	

**ABC Hendon Sales**  
020 8203 4567

