



NEWARK WAY, LONDON, NW4
£715,000 FREEHOLD

STUNNING SEMI- DETACHED FAMILY HOME

Hendon | 020 8202 1031 | hendon@winkworth.co.uk

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Introducing this stunning semi-detached family home, offering an array of desirable features tailored for modern living. Nestled in a prime location, this residence promises comfort, convenience, and a vibrant lifestyle. Step inside to discover two spacious double bedrooms, providing ample space for rest and relaxation. The generous reception room seamlessly flows into a dining area, creating the perfect setting for entertaining guests or enjoying family meals. The heart of the home lies in the well-appointed kitchen/breakfast room, where culinary delights are crafted amidst a backdrop of natural light and garden views. With direct access to the rear garden, alfresco dining and outdoor gatherings are effortlessly facilitated. A coveted perk of this property is the inclusion of a garage, ensuring convenient storage solutions. Furthermore, off-street parking for several cars offers peace of mind for residents and visitors alike. Situated moments from Middlesex University, this residence is ideal for academics, students, and professionals seeking proximity to academic institutions. Commuting is a breeze with easy access to Hendon Underground station (Northern Line), facilitating seamless travel across London. Outdoor enthusiasts will appreciate the proximity to Sunnyhill Park, whilst retail therapy awaits at nearby Brent Cross, offering a plethora of shopping, dining, and entertainment options. Families will benefit from the proximity to acclaimed schools, ensuring quality education within reach. Whether you're starting a new family chapter or seeking an exceptional investment opportunity, this home ticks all the boxes. Schedule an internal viewing today.



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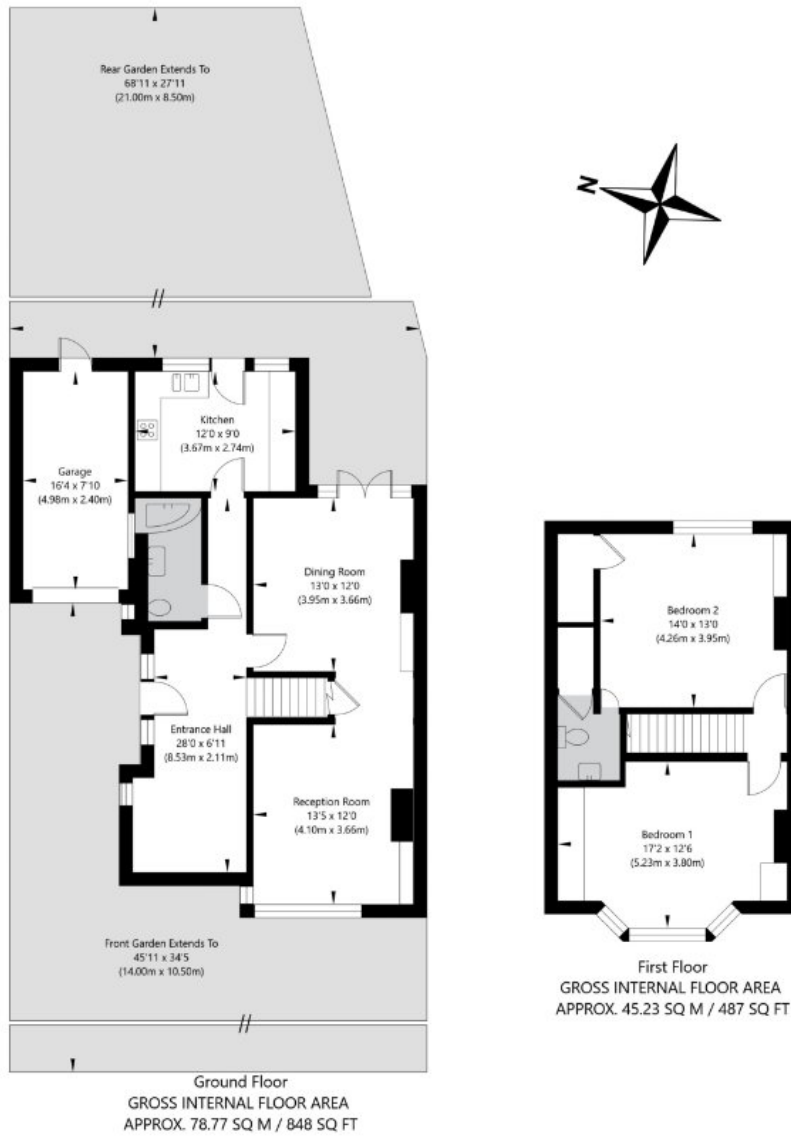
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APPROXIMATE GROSS INTERNAL FLOOR AREA 124 SQ M / 1335 SQ FT
THIS FLOOR PLAN IS FOR ILLUSTRATIVE PURPOSES ONLY AND SHOULD BE USED FOR THIS PURPOSE BY PROSPECTIVE APPLICANTS AS ITS NOT TO SCALE.
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This floorplan is for illustration purposes only and is not to scale. The position and size of doors, windows, appliances and other features are approximate.

Energy Efficiency Rating												
	Potential											
<table border="1"> <tr><td>Very energy efficient - lower running costs</td></tr> <tr><td>A (92+)</td></tr> <tr><td>B (81-91)</td></tr> <tr><td>C (69-80)</td></tr> <tr><td>D (55-68)</td></tr> <tr><td>E (39-54)</td></tr> <tr><td>F (21-38)</td></tr> <tr><td>G (1-20)</td></tr> <tr><td>Not energy efficient - higher running costs</td></tr> </table>	Very energy efficient - lower running costs	A (92+)	B (81-91)	C (69-80)	D (55-68)	E (39-54)	F (21-38)	G (1-20)	Not energy efficient - higher running costs	<table border="1"> <tr><td>76</td></tr> <tr><td>47</td></tr> </table>	76	47
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England, Scotland & Wales	EU Directive 2002/91/EC											

Tenure: Freehold

Council Tax Band: E

Where no figures are shown, we have been unable to ascertain the information. All figures that are shown were correct at the time of printing.

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