



## Sunningfields Road, London, NW4 4QS

£340,000 - Leasehold - Share of Freehold

**\*\*SHARE OF FREEHOLD\*\*** Squires Estates are delighted to present this beautifully bright and spacious two-bedroom apartment, ideally situated on the top floor of a well-maintained building. This impressive property features two generous double bedrooms, a large reception room, a separate kitchen and a newly fitted shower suite.

Further benefits include share of freehold, an allocated parking space, and direct access to the tranquil surroundings as the property backs onto Sunny Hill Park—truly Hendon's hidden gem. Conveniently located within easy reach of Brent Street and Hendon Underground Station, this flat offers both comfort and convenience in a peaceful setting.

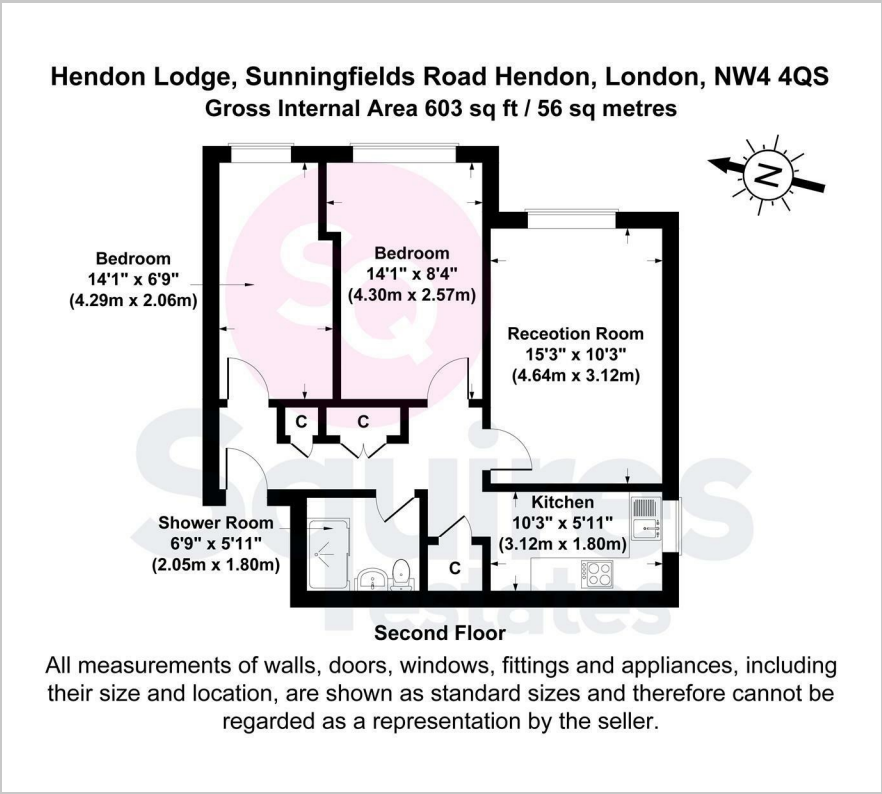
Book a viewing today with Squires Estates.

Leasehold - Share of Freehold with 142 years remaining  
Ground Rent: included in service charge  
Service Charge: Approx. £2,940 per annum  
Barnet Council Tax Band C

- Share of Freehold
- Two Spacious Double Bedrooms
- Large Reception Room
- Separate Kitchen
- Modern, Newly Fitted Shower Suite
- Allocated Parking Space
- Backs onto Sunny Hill Park
- Close to Brent Street
- Hendon Underground Station
- Barnet Council Tax Band C



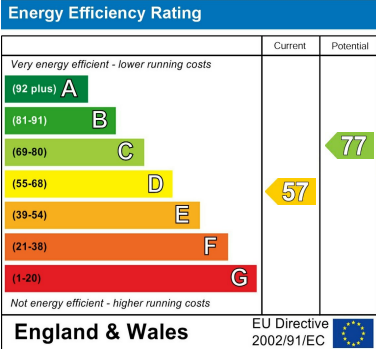
Floor Plan



Area Map



Energy Efficiency Graph



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