

## Adam Close, London – NW7

£375,000 Leasehold

**\*\*CHAIN FREE\*\*** A unique 1 bedroom flat situated in this small block built by Linden Homes within the ever popular Millbrook Park development. The property benefits from its own spacious entrance on the ground floor and a private terrace on the first floor. On the second (top) floor there is a near-26ft reception room with open-plan kitchen and direct access to a second private terrace. Further features include fitted wardrobes, a contemporary bathroom, extensive storage, space for a study area in the hallway and a covered parking space. Mill Hill East Tube station is just 0.5 miles away with a Waitrose supermarket and a Virgin Active gym a short walk further.

Lease: Approx. 111 years Service Charge: Approx. £1430 per annum inclusive of ground rent

Council Tax band: D

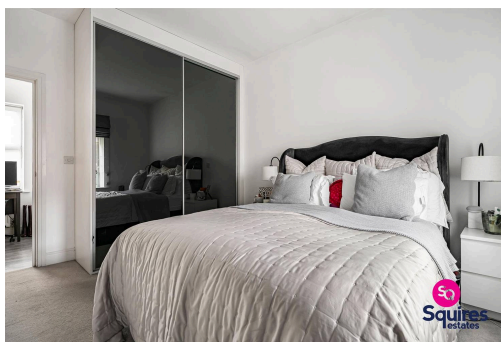
Tenure: Leasehold

EPC Energy Efficiency Rating: C

EPC Environmental Impact Rating:



- Unique purpose built flat
- 1 bedroom
- Private entrance
- 2 private terraces
- Covered off street parking
- Extensive storage
- Close to Tube
- Chain free
- Spacious accommodation
- Close to supermarket and gym



Approximate Gross Internal Area 944 sq ft - 88 sq m

Ground Floor Area 150 sq ft - 14 sq m

First Floor Area 109 sq ft - 10 sq m

Second Floor Area 685 sq ft - 64 sq m

