



64 Aven Apartments Hendon Waterside, Moorhen Drive,
London, NW9 7DL



A beautifully presented one-bedroom apartment situated in this sought-after purpose-built development, benefiting from lift access and an excellent range of local amenities.

Photos have been digitally dressed for example purposes.

The property features a bright and spacious open-plan reception room with a contemporary fitted kitchen and dedicated dining area, creating an ideal space for both relaxing and entertaining. Spacious private balcony, with generous double bedroom offers excellent proportions. A stylish modern bathroom completes the accommodation.

Ideally positioned just 0.4 miles from Hendon Mainline Station, the property also offers easy access to Hendon Underground Station, Brent Cross Shopping Centre, and an excellent selection of local shops, cafés and restaurants, providing superb connections to Central London and beyond.

Council Tax Band: C

Change of contract fee: £50 including VAT

Cladding: EWS1 Certificate Ask Agent


Holding Deposit - (1 weeks rent, subject to agreed offer)

Electricity supply – Mains | Heating, Hot Water - Mains | Water Supply & Sewerage – Mains | Lift Access | Parking: No

To check broadband and mobile phone coverage please visit Ofcom

To check planning permission please visit Tower Hamlets Council Website, Planning & Building Control



Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not energy efficient - higher running costs</i>		
England & Wales	EU Directive 2002/91/EC	

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