CHARMILL

RESIDENTIAL



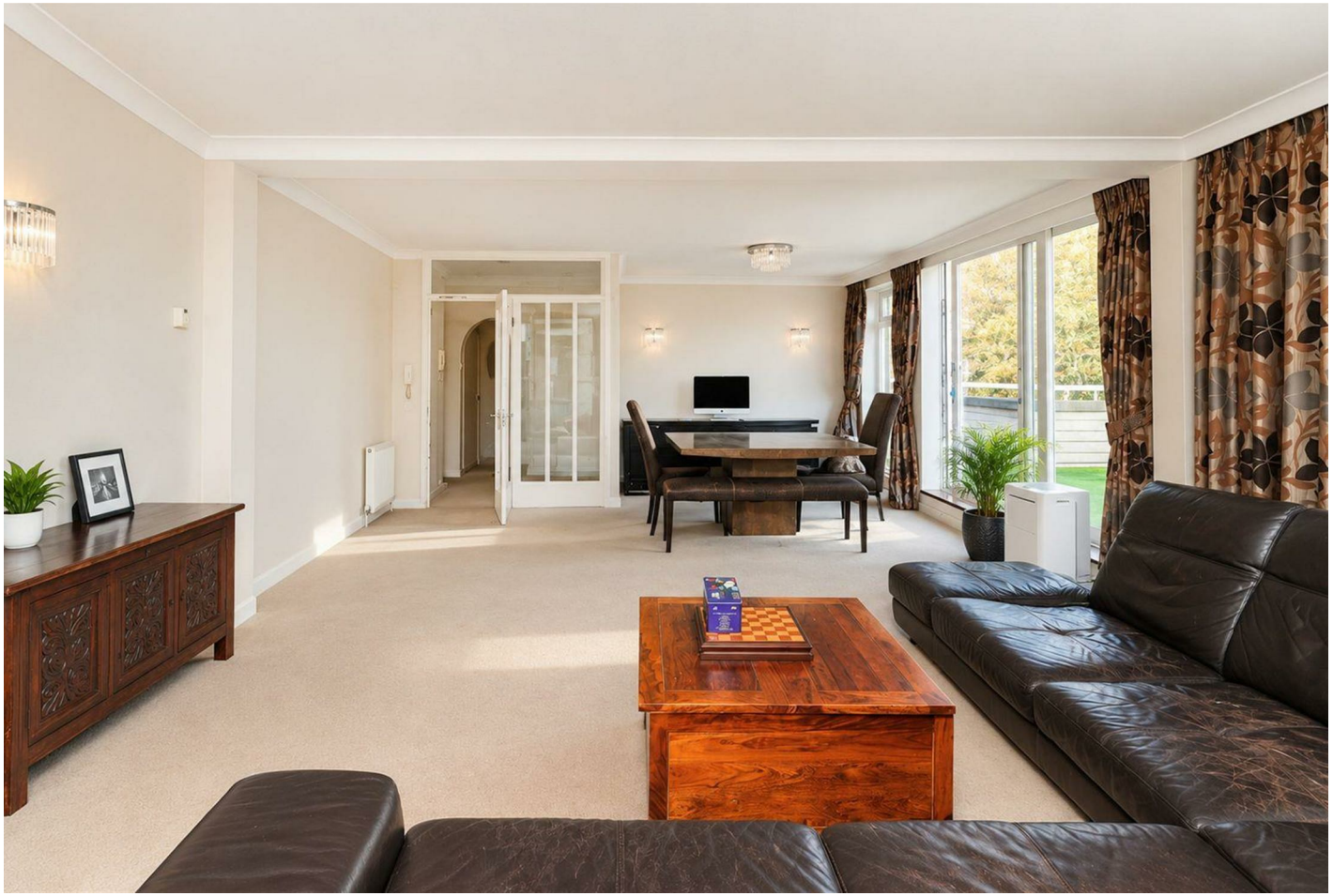
Rydal Court, Edgware HA8

£775,000









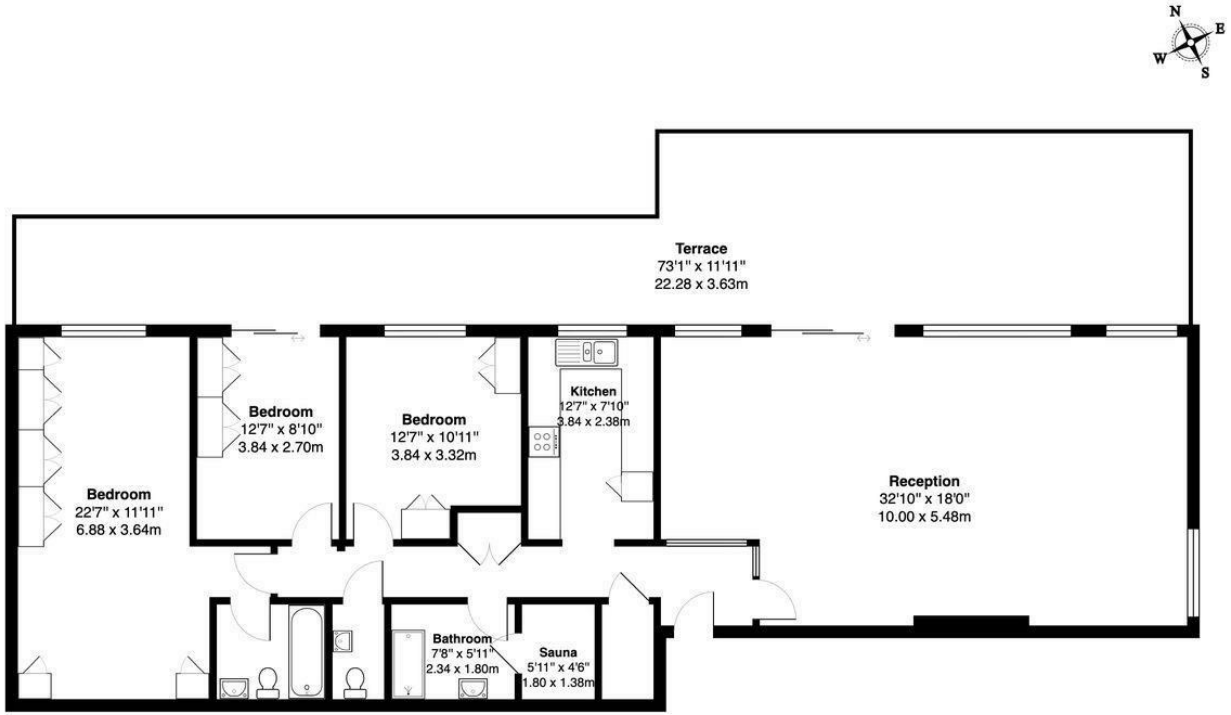
Set within a well-maintained purpose-built block on the third floor with lift access, this spacious three-bedroom penthouse apartment offers approximately 1,493 sq ft of well-proportioned accommodation.

The apartment boasts an impressive 32 ft reception/dining room, providing an excellent space for both relaxing and entertaining, with access to a large terrace, ideal for outdoor dining and enjoyment.
Furthermore there is an eat-in kitchen, three generously sized bedrooms, two bathrooms, one en-suite to the principal bedroom, a guest cloakroom, the added luxury of a sauna. The apartment includes a garage and off-street parking is available on a first come first served basis.

Edgware offers a wide range of local amenities, including The Broadwalk Shopping Centre, supermarkets, cafés and restaurants. The beautiful green open spaces of Canons Park and Stonegrove Park are also within easy reach, providing excellent opportunities for outdoor recreation. Conveniently located approximately 0.7 miles from Edgware underground station (Northern line), the apartment benefits from excellent transport links into Central London. An ideal home offering generous living space, excellent amenities and convenient transport connections.


PARK GATE

Floor Plan



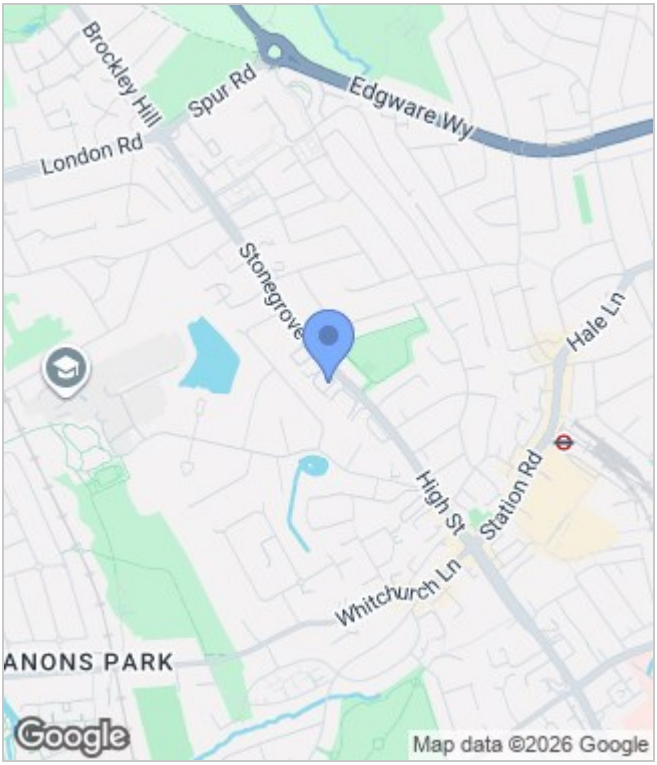
3rd Floor

Rydal Court Edgware HA8

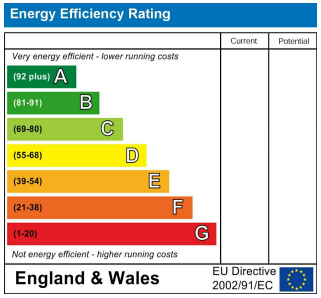
Total Gross Internal Area: 1493 ft² ... 138.7 m²

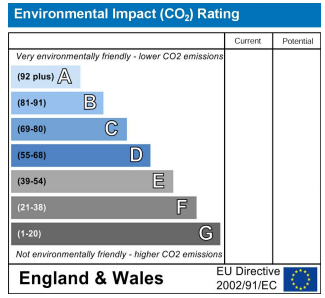
All measurements are approximate and for identification guideline purposes only, not to scale.
Compliant with the RICS code of measuring practice

Area Map



Energy Performance Graph





These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.

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