



ROYAL ENGINEERS WAY, NW7  
**£420,000 SHARE OF FREEHOLD**

**ONE BEDROOM, GROUND FLOOR, PURPOSE  
 BUILT FLAT, WITH SECURED PARKING.**

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## DESCRIPTION:

We are pleased to offer this beautifully presented one bedroom ground floor apartment - set in a modern development, within easy access of Mill Hill East underground station, local shops and amenities, such as Waitrose and Virgin Active Gymnasium. The property is comprised of a spacious open plan living/dining/fully integrated kitchen, access to patio facing communal gardens, large double bedroom with fitted wardrobes, spacious bathroom and ample storage throughout. Further benefits include underfloor heating throughout, lift-in-block and an allocated secured parking space.

An internal viewing is highly recommended!

## AT A GLANCE

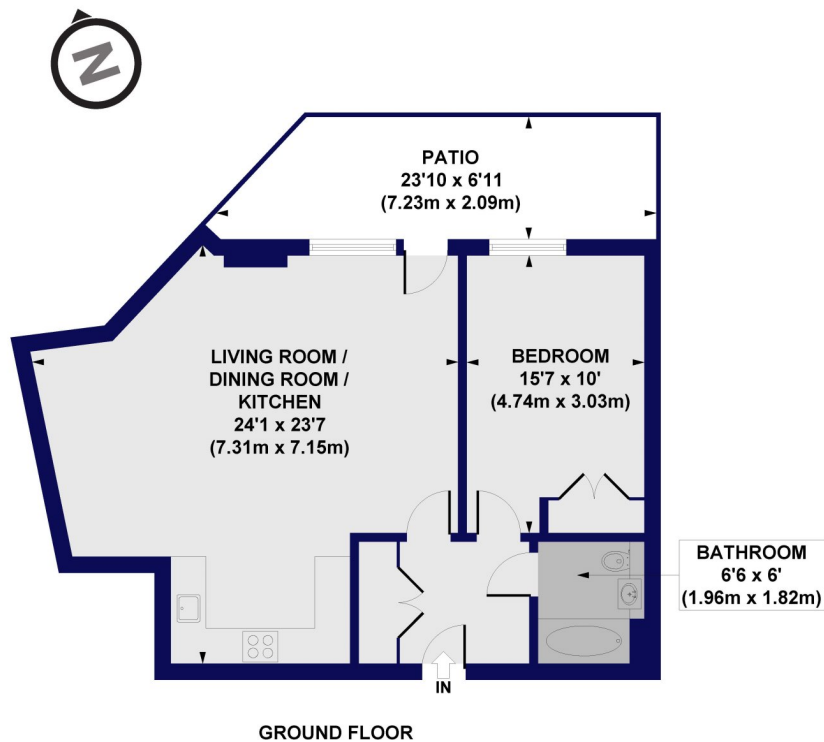
- Set in a modern development
- Ideally located for transport links & amenities
- Open plan living/dining/kitchen
- Double bedroom with fitted wardrobes
- Modern bathroom
- Underfloor heating throughout







**Sensa Apartments, Royal Engineers Way, NW7**  
**Approx. Gross Internal Floor Area 692 sq. ft / 64.31 sq. m**



All measurements of walls, doors, windows, fittings and appliances, including their size and location, are shown as standard sizes and do not constitute any warranty or representation by the seller, their agent or CP Creative. Any intending purchaser must satisfy himself by inspection or otherwise as to the correctness of the information contained in these plans. This plan is for illustrative purposes only and should be used as such by any prospective purchasers.

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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.

Score	Energy rating	Current	Potential
92+	A		
81-91	B	84 B	84 B
69-80	C		
55-68	D		
39-54	E		
21-38	F		
1-20	G		

**Tenure:** Share of Freehold

**Term:** 990 year and 0 months

**Service Charge:** £2482 per annum

**Ground Rent:** £ 0 Annually (subject to increase)

**Council Tax Band:** D

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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