



Winkworth

for every step...

Greenshank House, Moorhen Drive, NW9

£485,000 Leasehold

(Chain Free) Occupying a prime position on the upper floors of a prestigious modern development in Hendon, this sophisticated two-bedroom, two-bathroom apartment offers a perfect blend of style, space, and panoramic views. Accessible via a passenger lift, the residence features a sprawling open-plan kitchen and living area designed for contemporary living.



KEY FEATURES

- Long-Term Security (Long Lease)
- Secure Underground Parking
- Private Outdoor Space
- Proximity to Green Space
- Elevated Living
- Dual Bathroom Luxury



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which extends seamlessly through floor-to-ceiling glass doors onto a private balcony—an ideal spot for morning coffee or evening relaxation. The master suite is a generous sanctuary complete with a sleek ensuite shower room, while the second well-proportioned bedroom is served by a further high-specification family bathroom. Beyond the internal living space, the property offers exceptional practical benefits, including a long lease, a secure underground parking space, and access to beautifully landscaped communal gardens. Perfectly positioned for the modern commuter, the apartment is just a short walk from Hendon Overground Station, offering Northern Line services that reach the City in approximately 30 minutes, making it a standout choice for those seeking luxury and connectivity in NW9.



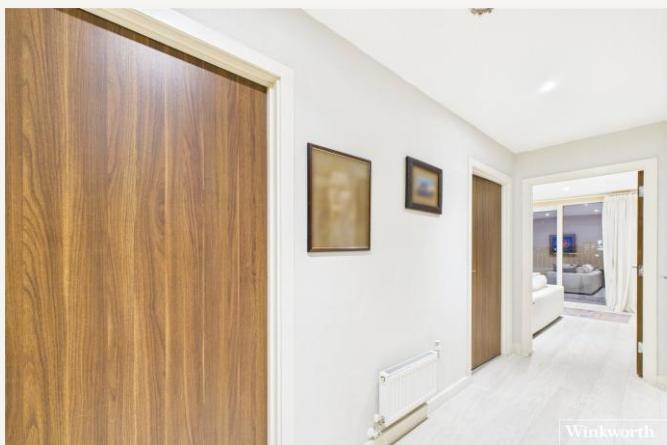
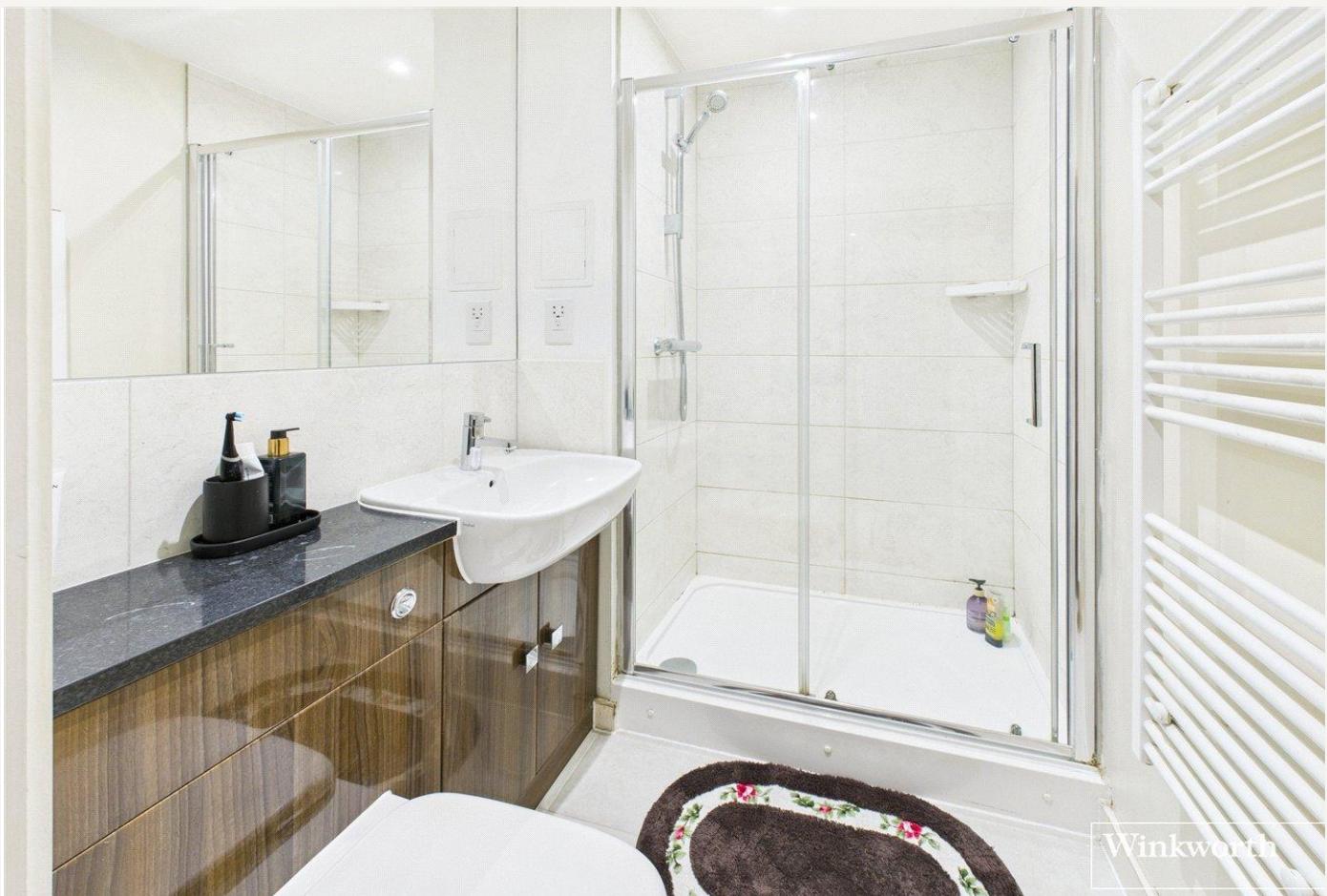
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MATERIAL INFO

Tenure: Leasehold

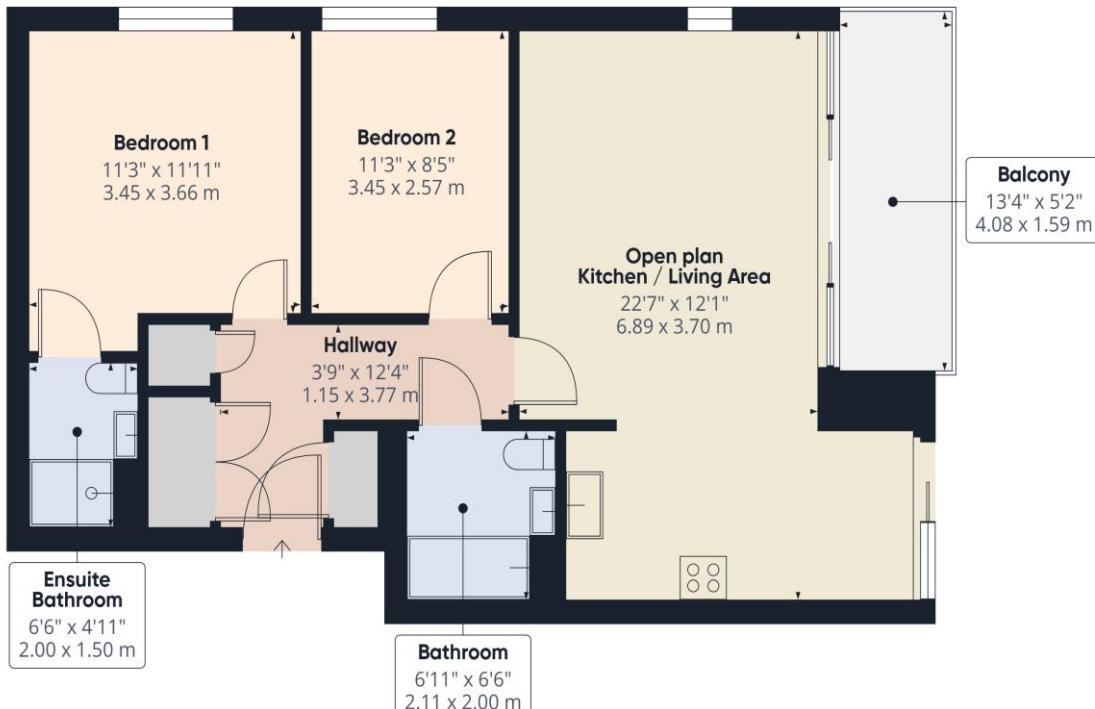
Term: Approx 144 year and 0 months

Service Charge: Approx £4000 per annum

Ground Rent: Approx £550 Annually (subject to increase)

Council Tax Band: Band D

EPC rating: TBC



Approximate total area⁽¹⁾
710 ft²
66 m²

Balconies and terraces
70 ft²
6.5 m²

(1) Excluding balconies and terraces

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

GIRAFFE360



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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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