



Ballota Court, Fortune Avenue, Edgware. HA8 0FD

**£347,500
Leasehold**

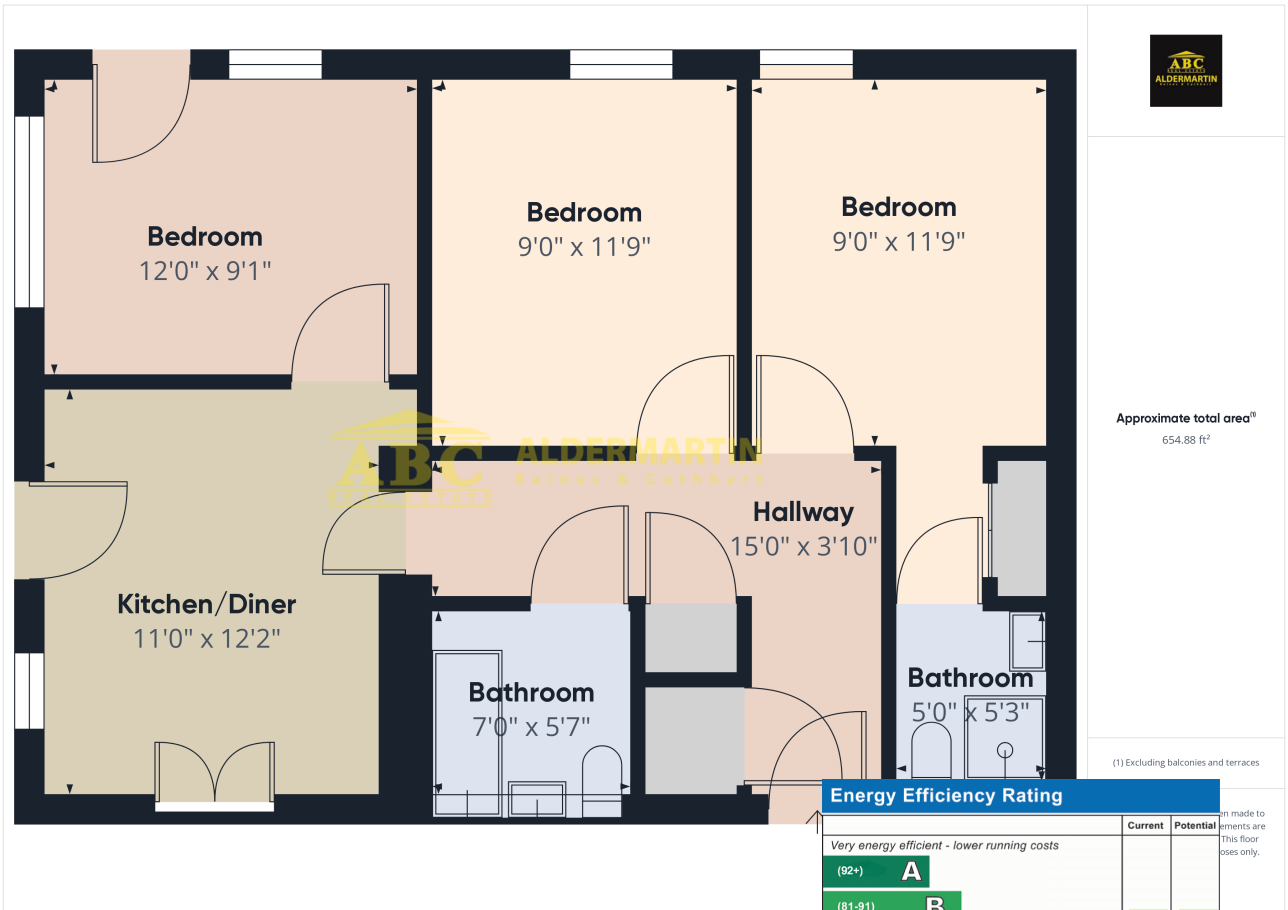




- EPC RATING C - COUNCIL TAX BAND D
- CLOSE TO TRANSPORT LINKS

- 3 BEDROOMS
- CLOSE TO SHOPS

- UNDERGROUND PARKING
- GROUND FLOOR



This tidy and good sized apartment is situated very close to Edgware's many local amenities and transport links. Originally a two bedroom property, it has been cleverly converted to provide three bedrooms, without impacting on the the general feel of the available space, and could easily be reverted back.

It has been well maintained and is offered in very acceptable condition.

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

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