



**BENJAMIN  
STEVENS.**  
estate agents



Castleham Court 180 High Street, Edgware, HA8 7EX

**Asking Price £374,950**

\*CHAIN FREE\*

A two bedroom, two bathroom ground floor flat in the heart of Edgware (0.3miles to Edgware tube).

The property comprises of two double bedrooms, with an en-suite to bedroom one. Separate kitchen and a large reception/dining room.

Features include allocated secure gated parking, a long 163 year lease and direct access to a patio open to communal gardens.

Call Benjamin Stevens to view now!

## Exterior



**Reception/Dining Room 23'10" x 13'4" (7.27 x 4.08)**



**Kitchen 9'11" x 6'4" (3.03 x 1.95)**



## Family Bathroom



**Bedroom One 18'2" x 11'11" (5.56 x 3.65)**



**En-suite to Bedroom One**



### **Bedroom Two 13'3" x 9'2" (4.05 x 2.80)**



### **Communal Gardens**



### **Parking**



### **Tenure**

Lease- 163 years remaining  
Ground Rent- £0 peppercorn  
Service Charge- £2,000pa  
Council Tax Band- E (Barnet)

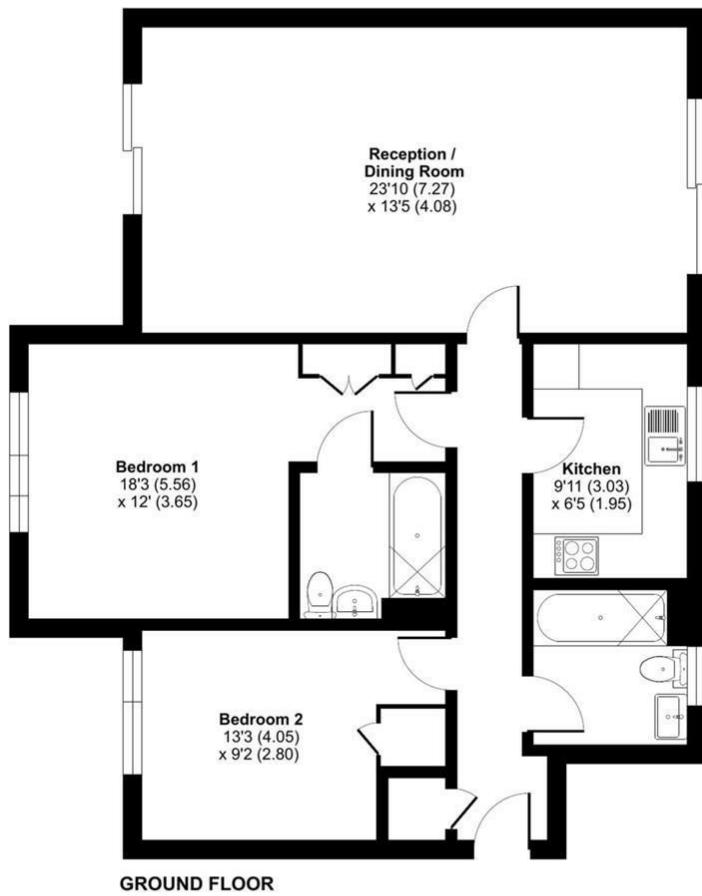
## Floor Plan



### Castleham Court, High Street, Edgware, HA8

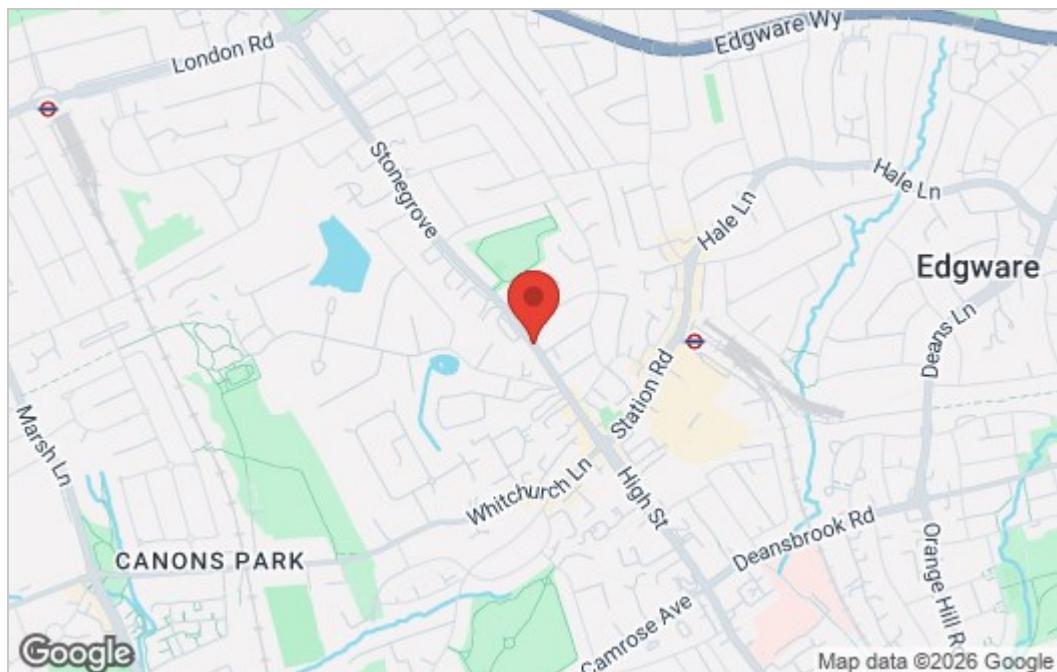
Approximate Area = 883 sq ft / 82 sq m

For identification only - Not to scale

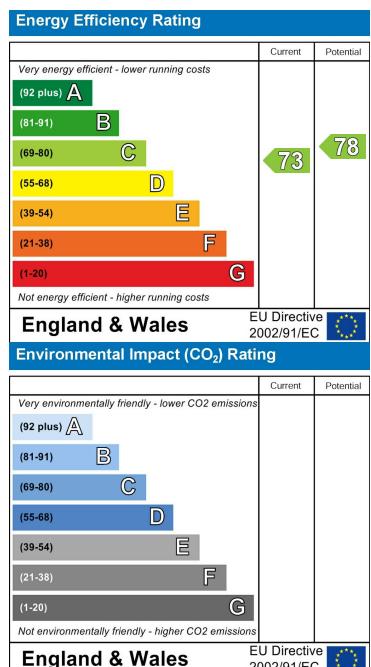


Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). ©nichecom 2025. Produced for Joseph Scott. REF: 1310471

## Area Map



## Energy Efficiency Graph



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