



**BENJAMIN
STEVENS.**
estate agents



Castleham Court 180 High Street, Edgware, HA8 7EX

Offers Over £399,950

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



Family Bathroom



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



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



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



En-suite to Bedroom One



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



Communal Gardens



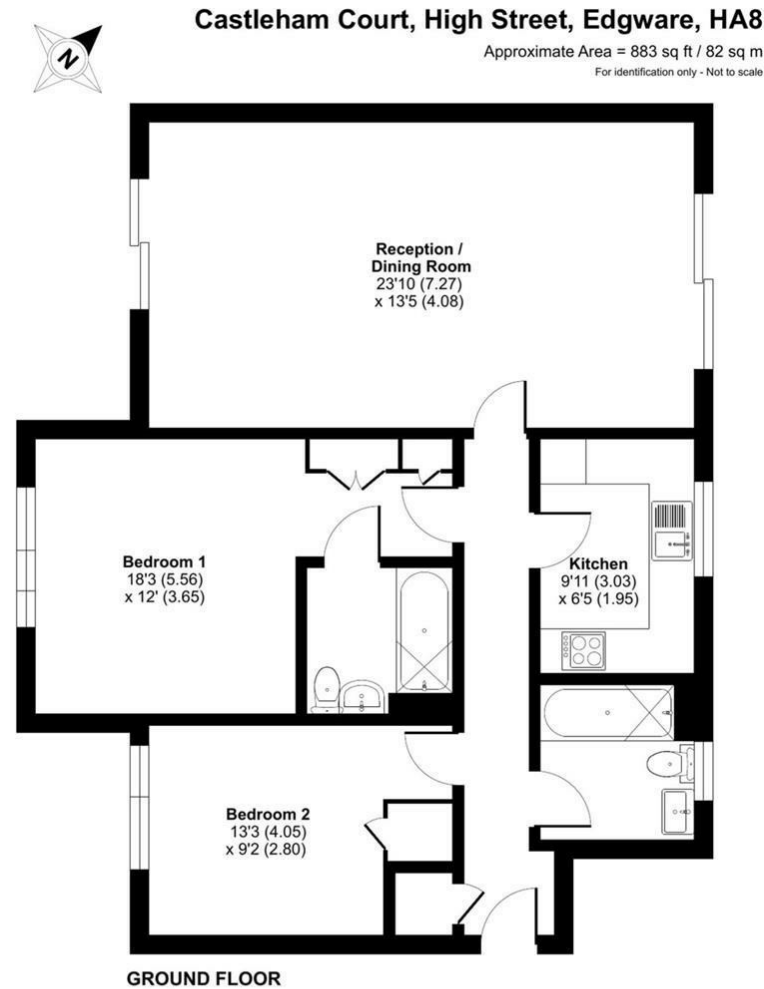
Parking



Tenure

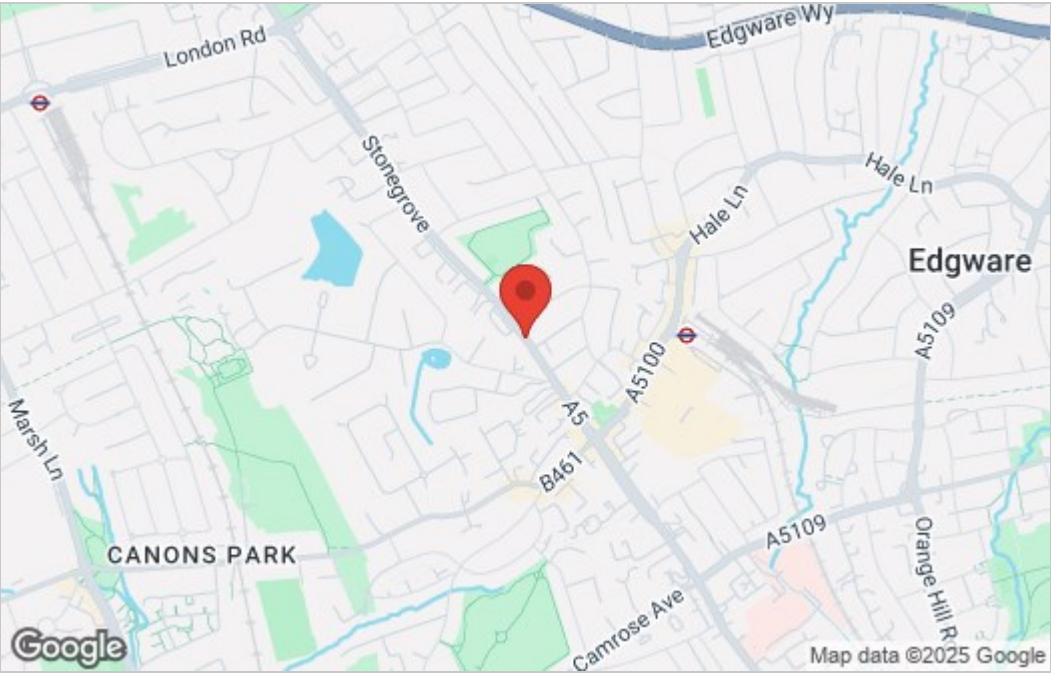
Lease- 163 years remaining
Ground Rent- £0 peppercorn
Service Charge- £2,000pa
Council Tax Band- E (Barnet)

Floor Plan

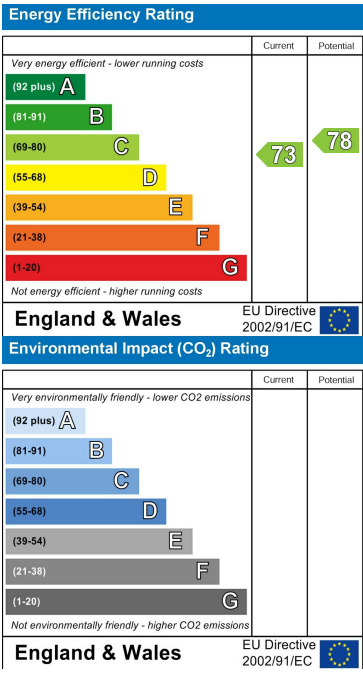


Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © nrichcom 2025. Produced for Joseph Scott. REF: 1310471

Area Map



Energy Efficiency 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.



Edware Office- 194 Station Road, Edware, HA8 7AT. Tel: 020 8958 1118
Bushey Heath Office- 59 High Road, Bushey, WD23 1EE. Tel: 020 8950 7777
www.benjaminstevens.co.uk