



*ESTATE & LETTINGS AGENTS*

## Fermont House, London, NW9



**FOR SALE £780,000 Leasehold**

Major Estates Harrow LTD ~ 77 High Street, Wealdstone, Harrow, HA3 5DQ  
T: 020 8424 8686 ~ E: [sales@majorestate.com](mailto:sales@majorestate.com) ~ [www.majorestate.com](http://www.majorestate.com)

Executive living at its finest. Major Estates are extremely proud to market for sale this nearly new 3 bedroom 8<sup>th</sup> floor apartment with stunning viewing from the balcony. With secure communal entrance and lift up to the 8<sup>th</sup> floor the flat comprises open plan living room/kitchen, kitchen has integrated appliances, master bedroom with fitted wardrobes and luxury en suite, bedroom 2 with fitted wardrobes and luxury en suite and fantastic family bathroom. There is also a storage cupboard that houses the mega flo and plumbing for the washing machine. There is a full-length balcony with views over the park and London. If you are looking for a ready to move property this is the one for you!

Set in 25 acres with a landscaped parkland at its heart, and situated in North West London just a few stops away from Hampsted and Camden. The excellent on-site facilities include an exclusive resident only spa that is home to a large fitness studio, fully equipped gym, indoor swimming pool, sauna, and jacuzzi. Connections to the City and West End are easy with Colindale station less than half a mile away from Beaufort Park with access to Kings Cross within 21 minutes.

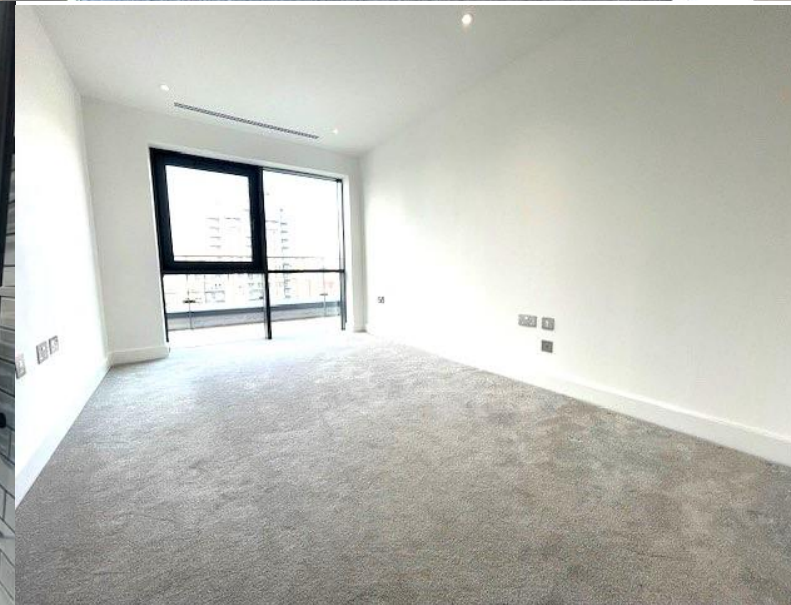
- Executive Living
- Secure Entrance
- Lift
- Open Plan Living Room/Kitchen
- Integrated Appliances In Kitchen
- 2 Bedrooms with Fitted Wardrobes and En-Suites
- 3<sup>rd</sup> Double Bedroom
- Luxury Bathroom Suite
- Full Length Balcony
- 1 Year Old Building
- Long Lease (985 years)
- Residents Only Spa
- Swimming Pool
- Gym
- Near Colindale Station
- Chain Free



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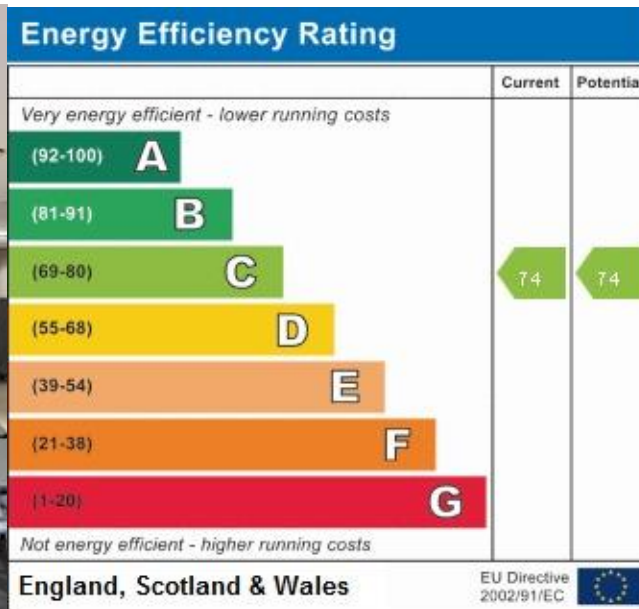
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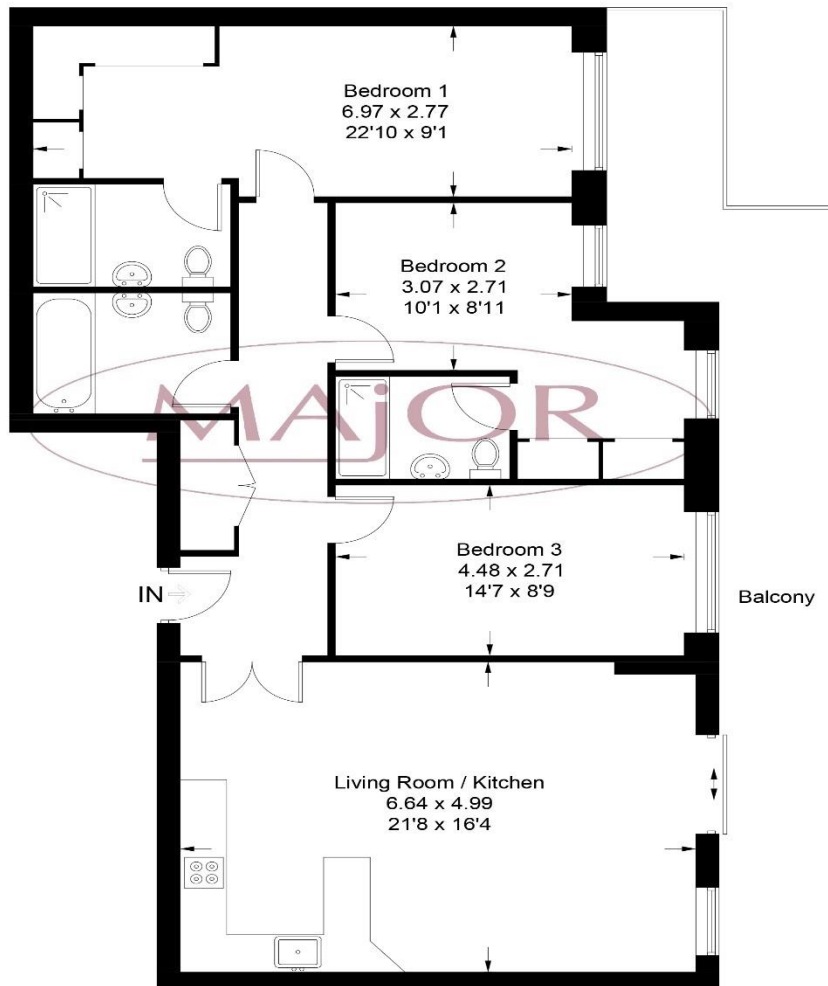


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Address:  
 FermontHouse, 3rd fl

## Floor Plan



Approximate Gross Internal Area = 106.1 sq m / 1142 sq ft

Illustration for identification purposes only, measurements are approximate, not to scale. floorplansUsketch.com © (ID1019680)

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## **Disclaimer**

The property particulars are produced in good faith based upon information from the vendor and access for visual appraisal to provide a fair description of the property for the guidance of intending purchasers. These should not be construed as a contract or offer. All details and measurements are approximate and are only a general guide. Any intending purchasers should not rely on them as statements or representations of fact but must satisfy themselves by inspection or otherwise as to the correctness of each of them. Please note, we have not tested the bathroom fittings, kitchen appliances, central heating or electrical systems. If there is any point which is of particular importance to you, we will be pleased to see if we can get more information. Life assurance may be required. Written quotations available.

## **Mortgages**

For a competitive, free, no obligation Mortgage quotation please contact our independent, in-house, whole of market FCA registered Mortgage adviser on 020 8424 8686. We deal with the whole market to find the appropriate residential or buy to let Mortgage deals according to your personal circumstances and subject to status.

Your home is at risk if you do not keep up repayments on a mortgage or other loans secured on it.

