



House - Terraced

16 TALGARTH WALK,  
LONDON, NW9 7HW

PCM

£1,575 PCM

FEATURES

- 1 bedroom terrace house
- Dedicated parking
- Communal garden
- Spacious reception
- Part-furnished



# 1 Bedroom House - Terraced located in London

Maxwell Estates are pleased to present this well presented one bedroom terraced house. The property boasts boasting a spacious double bedroom, bathroom, reception and kitchen area. The property further benefits from a communal garden and parking, offering both outdoor space and convenience.

The property benefits from a convenient location with excellent transport connections, including nearby Hendon Railway Station and Colindale Underground Station, providing fast and direct access into Central London and beyond. Major road links including the A5 and A41 are also easily accessible.

Summary:  
Rent Amount: £1,575.00 per month  
Deposit: £1817.30

Call us on  
**0208 959 0000**  
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[www.maxwellestates.co.uk](http://www.maxwellestates.co.uk)

Council Tax Band  
**D**

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

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements.

