



Thonrey Close, Colindale Gardens, Colindale, NW9

Asking Price: £600,000

 Benham
& Reeves

Thonrey Close, Colindale Gardens, Colindale, NW9

 3 Bedroom (s)  2 Bathroom (s)  Leasehold

****Secure Gated Allocated Parking**** Located on the top floor of Quassia House is this luxurious three bedroom apartment spanning a comfortable 947 square feet (approx.). The apartment boasts from a dual aspect living room with south and west facing windows allowing a flood of sunshine to enter, a custom designed kitchen with fitted Siemens appliances, three double bedrooms with woof effect flooring, with bedroom one having the added luxury of a built in wardrobe and ensuite. The ensuite and family bathroom are stylishly fitted with porcelain wall and floor tiles. Further benefits include a parking permit (renewable annually), spacious balcony and no onward chain.

Colindale Gardens is a vibrant community in North West London, conveniently located just a short walk from the Northern Line tube station, with access to both the West End and the City.

Residents of this growing community will also have access to the 24hr weekend night tube on the Northern Line connecting Colindale to Central London in under 30 minutes. It also benefits from a range of residents' facilities on site, including shops, bars, restaurants as well as a residents-only gym and 24hr concierge, podium gardens and nine acres of green space.

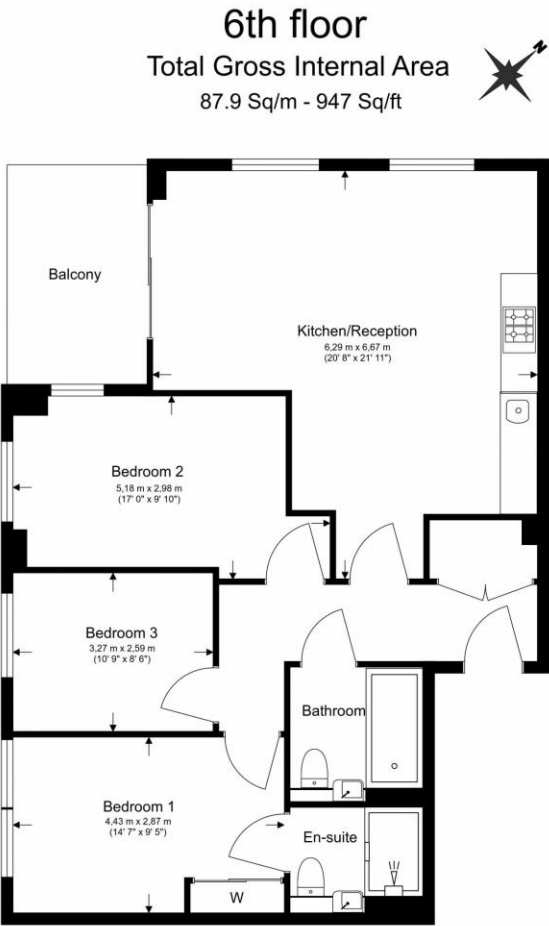


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Property Features:

- Secure Gated Allocated Parking
- Three Bedroom Apartment
- Two Bathrooms
- Private South Facing Balcony
- Sixth (Top) Floor
- 947 Square Feet (Approx.)
- 24 Hour Concierge & Residents Gym
- Colindale Tube Station (Northern Line)



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Floor Plan measurements are approximate and are for illustrative purposes only. While we do not doubt the floor plans accuracy, we make no guarantee, warranty or representation as to the accuracy and completeness of the floor plan.

Score	Energy rating	Current	Potential
92+	A		
81-91	B	85 B	85 B
69-80	C		
55-68	D		
39-54	E		
21-38	F		
1-20	G		

Terms & Conditions:

These particulars are for guidance purposes only and do not form part of an offer or contract.

Asking Price:	£600,000
Tenure:	Leasehold Expires 31/12/3015 Approximately 989 Years Remaining
Ground Rent:	£400.00 (per annum) For the year of 2026
Service Charge:	£3,800.00 (per annum) For the year of 2026
Anticipated Rent:	£2,800.00 pcm Approx. 5.6% Yield

Viewings:

All viewings are by appointment only through our Beaufort Park Office.

Our reference: HMM250029

T: 020 8732 7980

E: beaufortpark.sales@benhams.com

W: www.benhams.com

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Surrey Quays | Shoreditch | Wembley | Wapping | White City | Woolwich

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Singapore | South Africa | Turkey

