



Benham & Reeves

**Shearwater Drive, Hampstead, NW9**

£393 per week, £1,703 per month + fees

 1 Bedroom    1 Bathroom    Furnished

A high specification 7th floor apartment, with secure parking space, situated in a popular waterside development in North West London, which enjoys superb transport links in Zone 3 with easy access to Hendon Railway Station and Hendon Central Tube Station.

Please [click here](#) for full detail

## Property features

**Furnished | One double bedroom | Wood floors | Open-plan kitchen | Stylish bathroom | EPC-TBC | Private Terrace | Extra storage area | Underfloor Heating | Nearby Hendon Central Tube Station**

For more information about this property, please call our Hampstead branch on

**020 7435 9681**

Redress & Client Money Protection :

Benham and Reeves are members of The Property Ombudsman redress scheme and have Client Money protection with ARLA Propertymark. You can find more information on our website at <https://www.benhams.com/membership/>



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EN ISO 13829 PM      Energieperformance certificate (EPC) - Final energy certificate - EN 15613

## Energy performance certificate (EPC)

<b>EPD ID:</b> Certificate Code: Issued on:    Valid until: Issued by:    Checked by:	B	<b>Address:</b> 3 November 2022  <b>Certificate number:</b> 2005-010-0276-1986-000
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<b>Property type:</b>	Md floor flat
<b>Total floor area:</b>	52 square metres

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### Rules on letting this property

Properties can be let if they have an energy rating from A to E.

You can read [guidance for landlords on the available exemptions](#) [here](#). You must make reasonable checks to ensure you do not exempt a property unless it falls in the standard exemption categories.

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### Energy rating and score

The property's current energy rating is B. It has the potential to be B.

[See how to improve this property's energy efficiency](#).

The graph shows the property's current and potential energy rating.

**Properties get a rating from A (best) to G (worst) and a score.** The better the rating and score, the lower your energy bills will be to help to.

**For properties in England and Wales:**

- the average energy rating is D
- the average energy score is 50

Canary Wharf | City | Colindale | Dartmouth Park | Ealing | Fulham  
Hammersmith | Hampstead | Highgate | Hyde Park | Kensington | Kew  
Knightsbridge | Nine Elms | Shoreditch | Southall | Surrey Quays  
Wapping | Wembley | White City | Woolwich



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