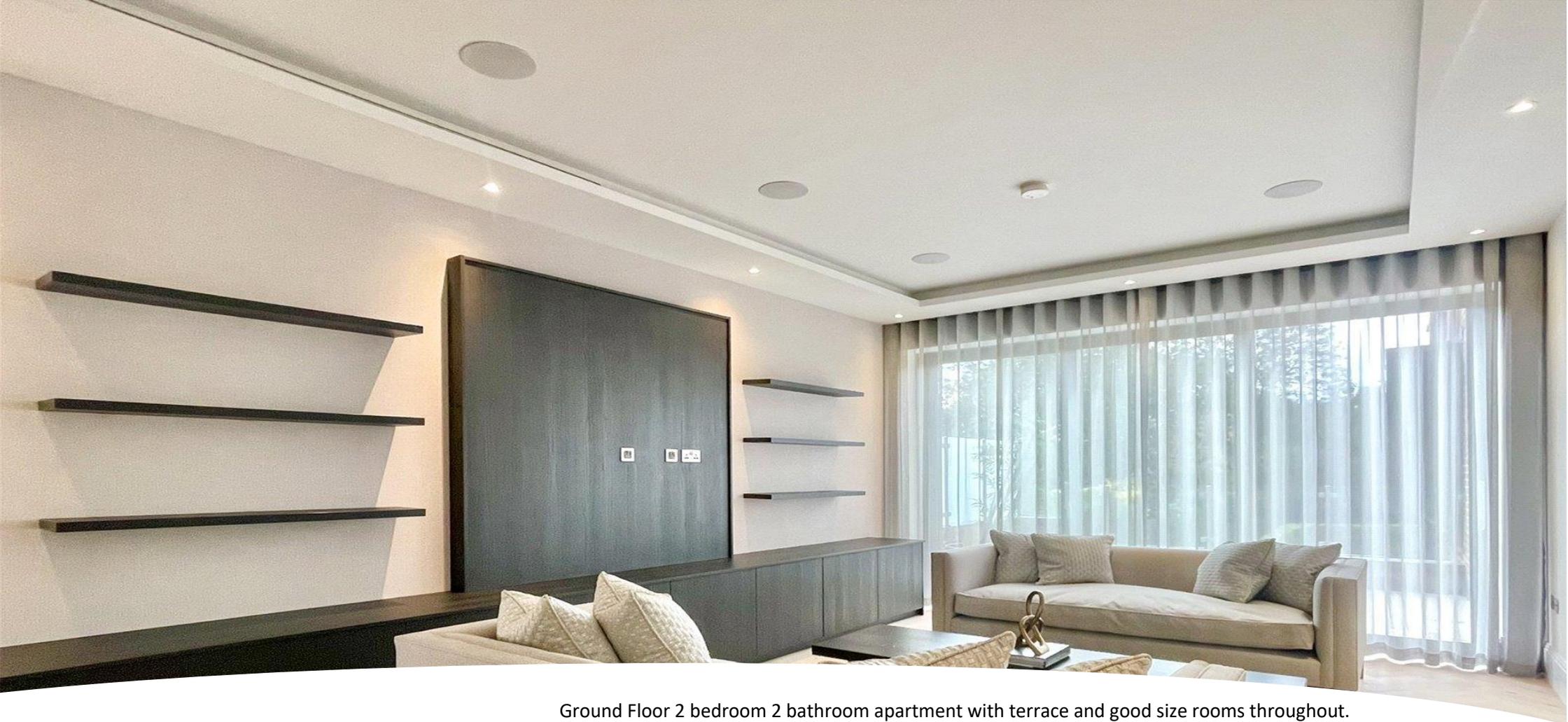


**STATONS**

KNIGHTWOOD  
COURT

**Knightwood Court**

**Cockfosters Road**



Ground Floor 2 bedroom 2 bathroom apartment with terrace and good size rooms throughout.

**Knightwood Court**  
**381 Cockfosters**  
**Road**  
**Hadley Wood**  
**EN4 0JS**

Located in Hadley Wood, Knightwood Court offers a prosperous mix of upmarket city living and a relaxed country atmosphere. The city of London is right on your doorstep, but the countryside surrounds you.

Externally, the property stands as an architectural ode to English heritage, unwavering in its commitment to Georgian elegance. The design, marked by its deliberate subtlety, places practicality and style on a pedestal. Your apartment becomes a sanctuary of personal expression, a pristine canvas with only the most discerning brushstrokes of inspiration. Tradition, designed for today.

Every corner of this fascinating building delivers a truly modernised living space with plenty of British heritage to adore. Indulge in the feeling of space created by extra-height ceilings and double-width doors all the way through to the convenience of modern technologies and the quality of the finishing. The construction, specification and finishes have been very purposely thought through to create a comfortable and pleasant home.



















Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92+) <b>A</b>		
(81-91) <b>B</b>	90	90
(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, Scotland & Wales	EU Directive 2002/91/EC	



**DISCLAIMER:** In accordance with the 1993 Misrepresentation Act the agent had not tested any apparatus, equipment, fixtures, fittings or services and so, cannot verify they are in working order, or fit for their purpose. Neither has the agent checked the legal documentation to verify the leasehold/freehold status of the property. The buyer is advised to obtain verification from their solicitor or surveyor. Also, photographs are for illustration only and may depict items which are not for sale or included in the sale of the property, All size are approximate. All dimensions include wardrobe spaces where applicable.

# STATONS

STATONS  
PREMIER LETTING

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1/2 HADLEY PARADE  
HIGH STREET  
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