





78 SQUIRES LANE

FINCHLEY, N3 2AH

£350,000

SHARE OF FREEHOLD

An excellent opportunity for a first time buyer or buy to let investor to acquire a highly sought after and well presented 2 bedroom ground floor conversion ideally situated offering very low outgoings/ service charges, a share of the freehold and a long lease and shared use of the garden.

The property offers a spacious and welcoming lounge, a modern fully fitted and fully equipped kitchen, together with a contemporary bathroom/wc.

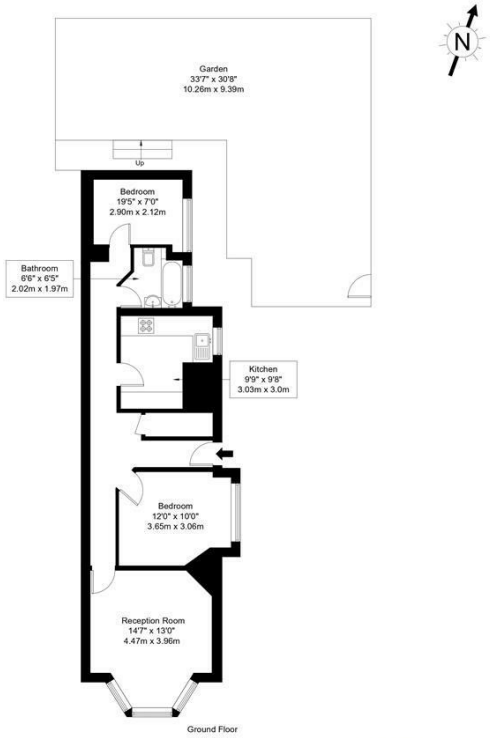
Further benefits include full double glazing and residents' on-street parking, subject to obtaining a permit from the local council.

Conveniently located within walking distance of Finchley Central Northern Line Underground Station, the property is also ideally positioned for a variety of local amenities, including supermarkets, restaurants, coffee shops and independent shops.

david harris & co

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Approx Gross Internal Area = 63.15 sq m / 680 sq ft

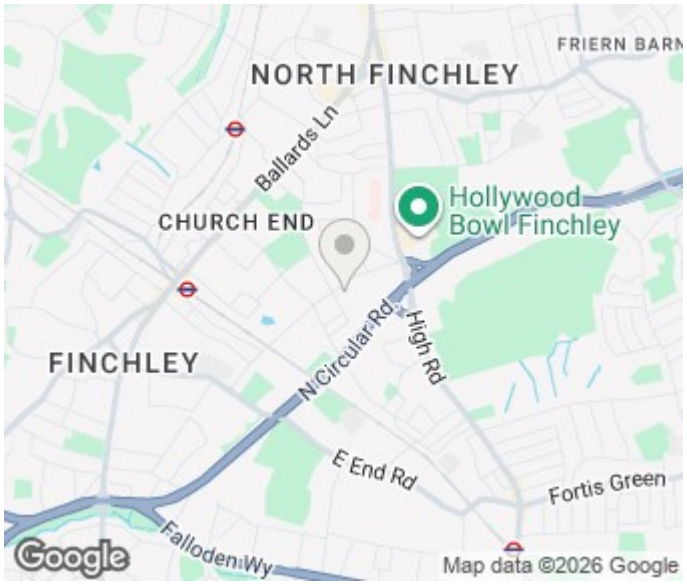


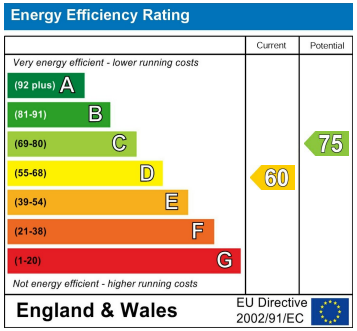
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The Floor plan is not to scale and measurements and areas shown are approximate and therefore should be used for illustrative purposes only. The plan has been prepared in accordance with the RICS code of Measuring Practice and whilst we have confidence in the information produced it must not be relied on. Maximum lengths and widths are represented on the floor plan. If there is any aspect of particular importance, you should carry out or commission your own inspection of the property.

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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/tenants are advised to recheck the measurements

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