



DOLLIS ROAD, CHURCH END, LONDON, N3

£2,400 PCM

A beautifully refurbished two bedroom first floor flat set within an attractive period conversion on Dollis Road, N3, combines period charm with modern finishes.

This bright and spacious property offers a generous reception room with a large bay window allows plenty of natural light. There are two bedrooms, including a well-proportioned double bedroom and a second bedroom perfect as a guest room, nursery or home office. The property also benefits a brand new modern kitchen, finished to a high standard, along with a stylish newly fitted tiled shower room.

The property is conveniently located for the amenities of Ballards Lane and the surrounding area, offering a variety of shops, cafés, restaurants, green spaces and parks and local supermarkets. Excellent transport links are available via Finchley Central Underground Station (Northern Line) providing direct access into Central London. West Finchley Station and Mill Hill East Station are also in walking distance and there are also several local bus routes.

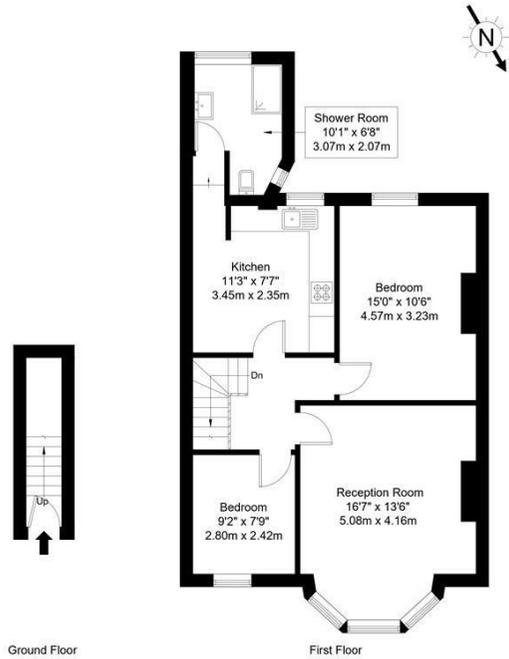
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Dollis Road, N3 1RG

Approx Gross Internal Area = 68.64 sq m / 739 sq ft



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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Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D	55	65
(39-54) E		
(21-38) F		
(1-20) G		
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/tenants are advised to recheck the measurements

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