

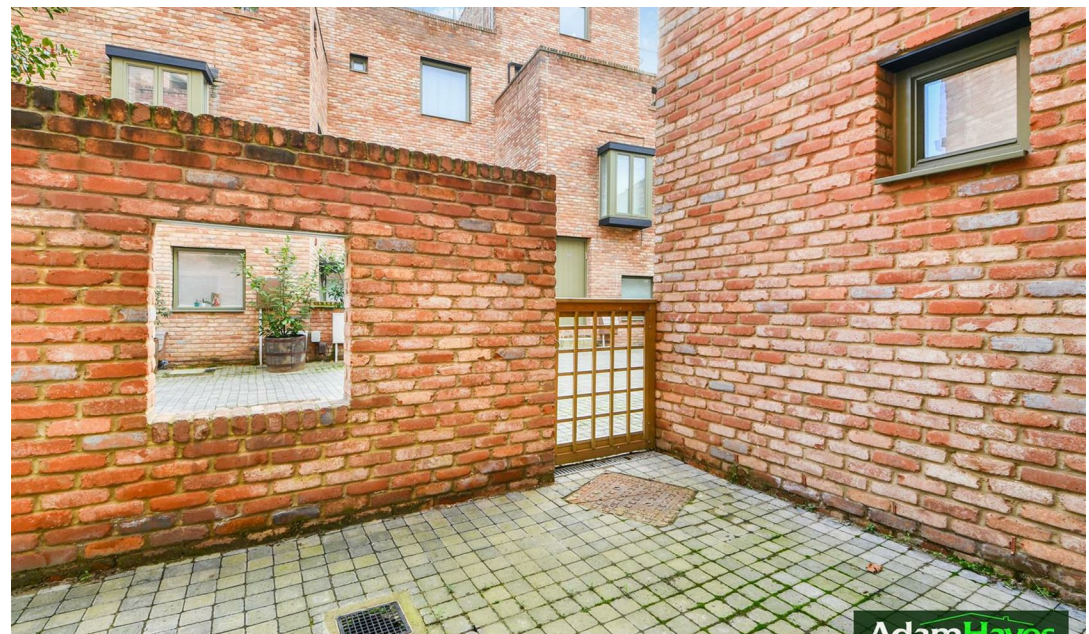


Edgewood Mews, Finchley Central, N3

Offers Over £575,000

 2 Bedrooms  2 Bathrooms  1 Reception






Adam Hayes - Finchley Central Office - Sales 348 Regents Park Road, Finchley Central, London, N3 2LJ  
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## Key Features

- Two Double Bedrooms
- Two Bathrooms
- Duplex Apartment
- Modern Fitted Kitchen
- Balcony & Courtyard Garden
- Allocated Underground Parking

## Other Information

Tenure: Leasehold  
Length of Lease: 246  
Ground Rent: Nil  
Service Charge: £1,270.26 P/A  
Council Tax Band: E




## Nearest Stations

Finchley Central Station	0.8 miles
Golders Green Station	1.2 miles
Brent Cross Station	1.2 miles

## Property Description

Set back off Beechwood Avenue and within close distance to popular places of worship is this stunning, recently built two double bedroom, two-bathroom (one en-suite) duplex apartment in a state-of-the-art development. This apartment is offered on a chain-free basis and boasts a bright, naturally lit reception room, a contemporary open-plan kitchen, a dedicated dining area, and a utility room equipped with a washing machine which also includes a WC and wash basin. The property boasts an inviting entertaining space that opens onto a private courtyard. Further benefits include a first-floor balcony, allocated parking in an underground garage and 8 Year New Home warranty. The property benefits from being located close to excellent facilities including a number of trendy coffee shops, restaurants, and green spaces. To really grasp the condition and location of this property, an internal viewing is highly recommended through the vendors sole agents Adam Hayes Estate Agents.

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C	80	80
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

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