



Fortis Green, East Finchley, N2

£475,000

 2 Bedrooms  1 Bathroom  1 Reception



Adam Hayes - East Finchley Office - Sales 158 High Road, East Finchley, London, N2 9AS
Tel: 0208 883 2621 Email: info@adam-hayes.co.uk Web: www.adam-hayes.co.uk

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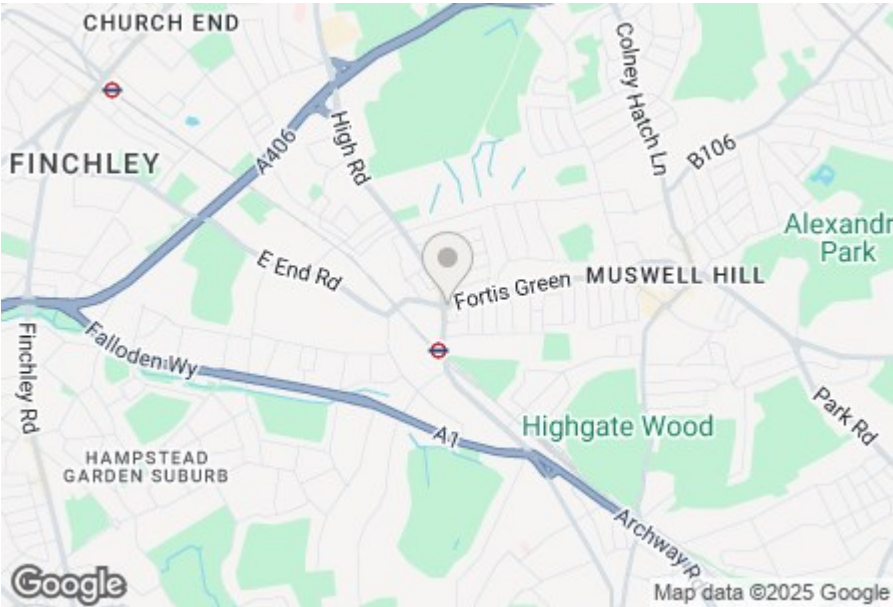
 2 Bedrooms  1 Bathrooms  1 Receptions

Key Features

- Two Bedrooms
- Split-Level Conversion
- 17ft Reception Room
- Modern Kitchen
- Chain Free
- Close to East Finchley Station

Other Information

Tenure: Leasehold
Length of Lease: 105 Years
Ground Rent: £150.00 P/A
Service Charge: £3,000.00 P/A
Council Tax Band: D



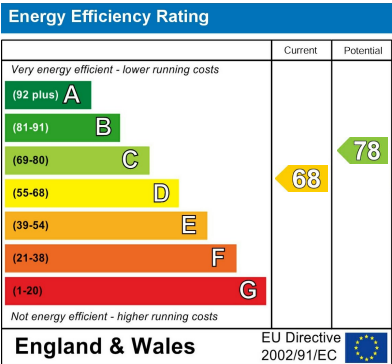
Nearest Stations

East Finchley Station 0.2 miles
Highgate Station 1.1 miles
Finchley Central Station 1.5 miles

Property Description

Set back off Fortis Green and ideally located within minutes' walk of East Finchley Underground Station (Northern Line) is this well-presented two bedroom split-level first floor conversion, offered to the market chain free. The property features a spacious 17ft reception room, a well-appointed kitchen, double glazing, and gas central heating. Further benefits include a security entryphone system, ample natural light, and a layout that offers a real sense of space and privacy.

Positioned close to the amenities of East Finchley High Road, transport links, and local green spaces, this home is ideal for first-time buyers, investors, or those seeking a convenient and well-located London residence. To really appreciate the size, condition, and location, an internal viewing is highly recommended via the vendors' sole agent Adam Hayes Estate Agents.



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Floor Plan

Total floor area 77.7 sq. m. (836 sq. ft.) approx

This plan is for illustration purposes only and may not be representative of the property. Plan not to scale.

These particulars, whilst believed to be accurate, are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers or prospective tenants should not rely on them as statements or representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. We have not carried out a detailed survey, not tested the services, appliances and specific fittings. Room sizes should not be relied upon for carpets and furnishings. The measurements given are approximate. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.