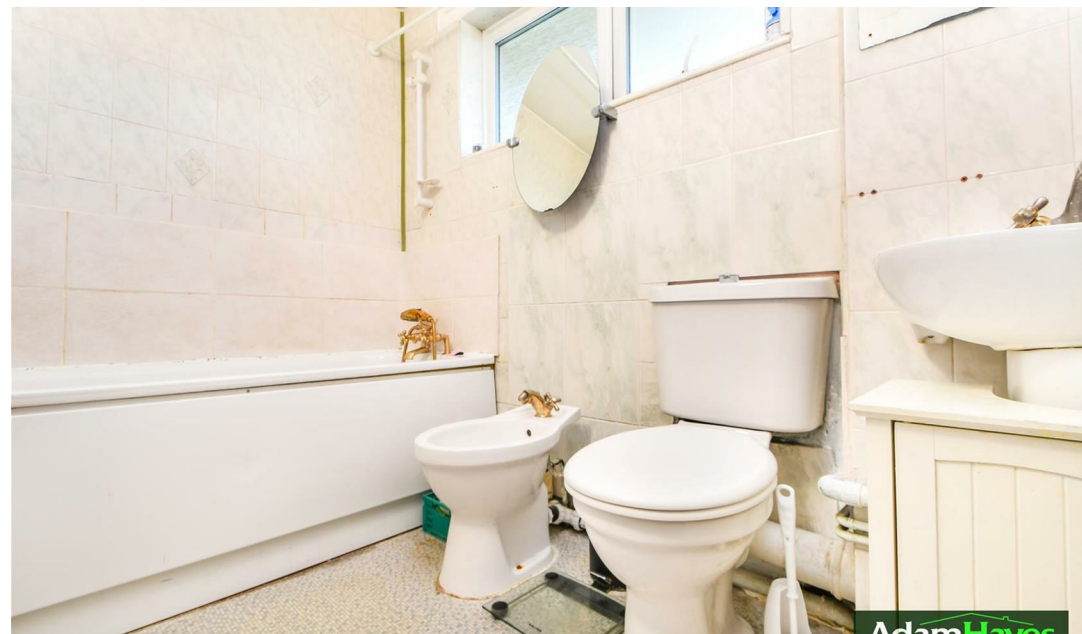




Font Hills, East Finchley, N2

 3 Bedrooms  1 Bathroom  1 Reception

OIEO £400,000



Adam Hayes - East Finchley Office - Sales 158 High Road, East Finchley, London, N2 9AS

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OIEO £400,000

3 Bedrooms 1 Bathrooms 1 Receptions

Key Features

- Three Bedrooms
- Split Level First Floor Apartment
- Modern Kitchen
- Ample Storage
- Balcony
- Chain Free

Other Information

Tenure: Leasehold
Length of Lease: TBC
Ground Rent: TBC
Service Charge: TBC
Council Tax Band: C



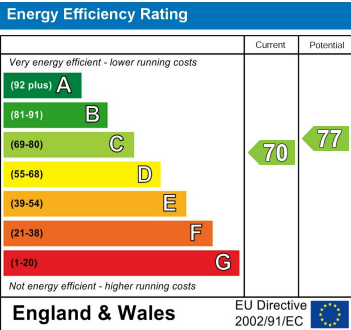
Nearest Stations

East Finchley Station	0.7 miles
Finchley Central Station	0.8 miles
West Finchley Station	1.1 miles

Property Description

Situated in this residential turning off Long Lane and conveniently located within the catchment area for a number of popular schools is this well-presented three bedroom split level top floor apartment. The property offers spacious and versatile accommodation arranged over two levels, including an approximately 21ft kitchen diner, a bright reception room with access to a private balcony, three good-sized bedrooms, a family bathroom and a further guest cloakroom. Additional benefits include an entryphone system, gas central heating, use of communal gardens and on-road parking.

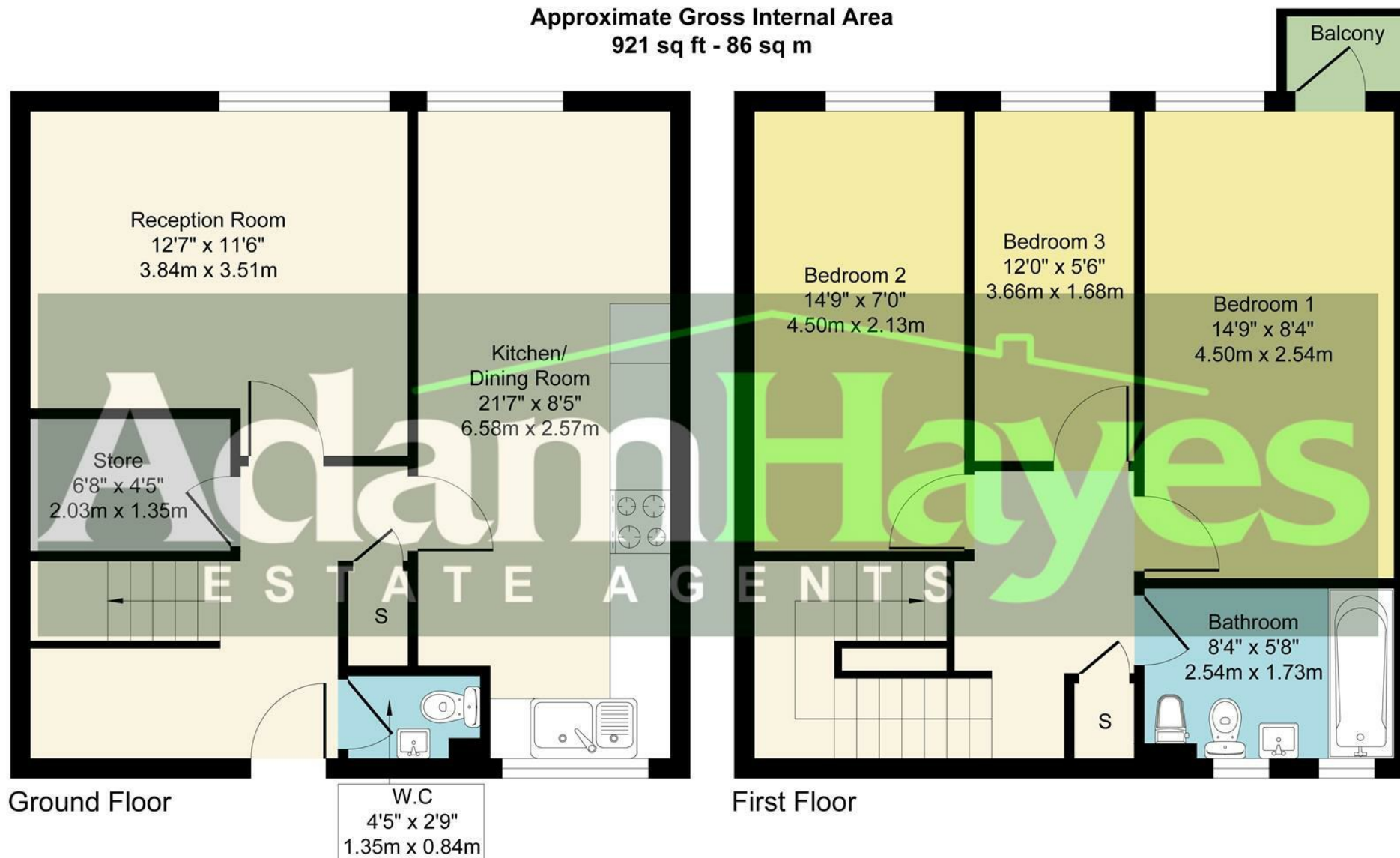
Offered chain free, the property presents an excellent opportunity for first-time buyers or buy-to-let investors seeking a home in a desirable location close to local shops, transport links and recreational facilities. To fully appreciate the size, layout and potential, an internal viewing is highly recommended via vendors' main agents, Adam Hayes Estate Agents.



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Approximate Gross Internal Area
921 sq ft - 86 sq m



Although every attempt has been made to ensure accuracy, all measurements are approximate.
 This floorplan is for illustrative purposes only and not to scale.
 Measured in accordance with RICS Standards.

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.