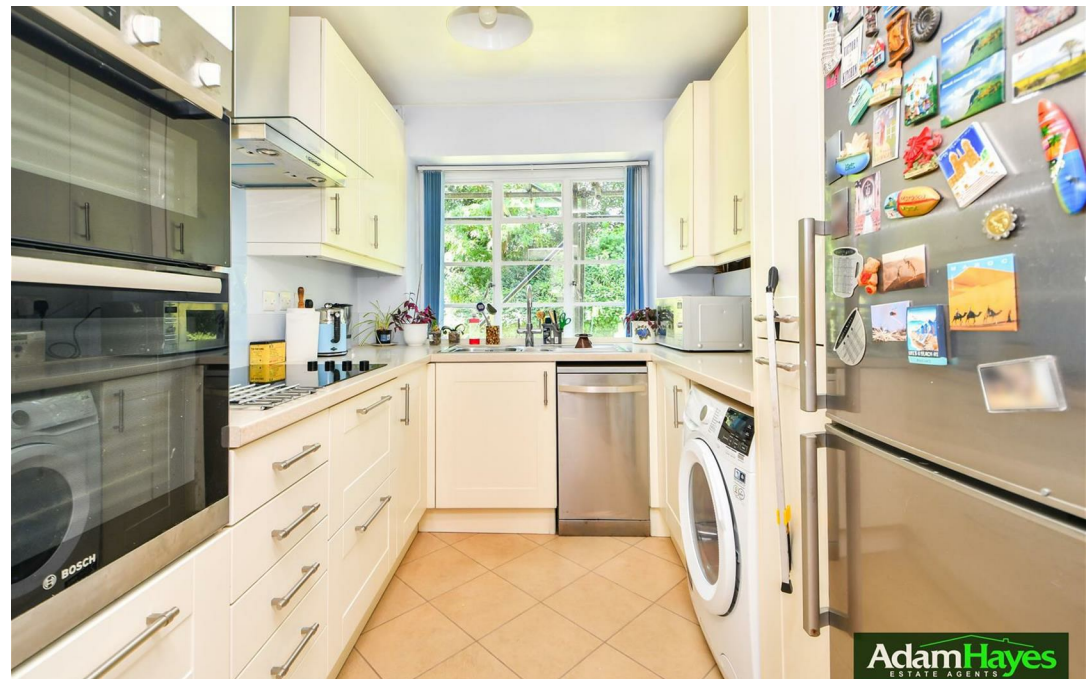








Adam Hayes - East Finchley Office - Sales 158 High Road, East Finchley, London, N2 9AS

Tel: 0208 883 2621 Email: [info@adam-hayes.co.uk](mailto:info@adam-hayes.co.uk) Web: [www.adam-hayes.co.uk](http://www.adam-hayes.co.uk)



# Denison Close, Hampstead Garden Suburb, N2

OIEO £400,000

 2 Bedrooms  1 Bathrooms  1 Receptions

## Key Features

- Two Double Bedrooms
- 1930s Purpose-Built Apartment
- Separate Fitted Kitchen
- Redecorated Throughout
- Original Parquet Flooring
- Communal Gardens

## Other Information

Tenure: Share of Freehold  
Length of Lease: 900 Years  
Ground Rent: Nil  
Service Charge: £3,000 P/A  
Council Tax Band: D



## Nearest Stations

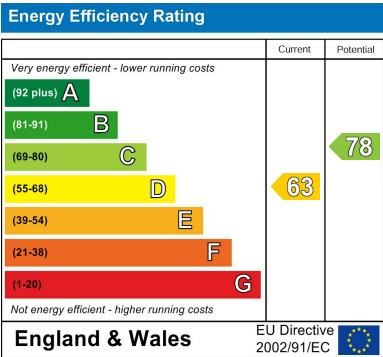
East Finchley Station 0.8 miles  
Finchley Central Station 0.8 miles  
West Finchley Station 1.3 miles

## Property Description

Set within an attractive 1930s purpose-built development, this beautifully presented two-bedroom share of freehold apartment has been recently redecorated throughout while retaining charming period features, including restored parquet flooring. The property offers bright and spacious accommodation comprising a generous reception room, fitted kitchen, modern shower room, two well-proportioned bedrooms and excellent built-in storage.

Further benefits include beautifully maintained communal gardens, unrestricted on-street parking, a share of freehold and a long lease with approximately 900 years remaining. Ideally located within easy reach of East Finchley and Finchley Central Underground stations, local shops, cafés, restaurants, green open spaces and highly regarded schools, this is an excellent opportunity for first-time buyers, downsizers, investors or professionals.

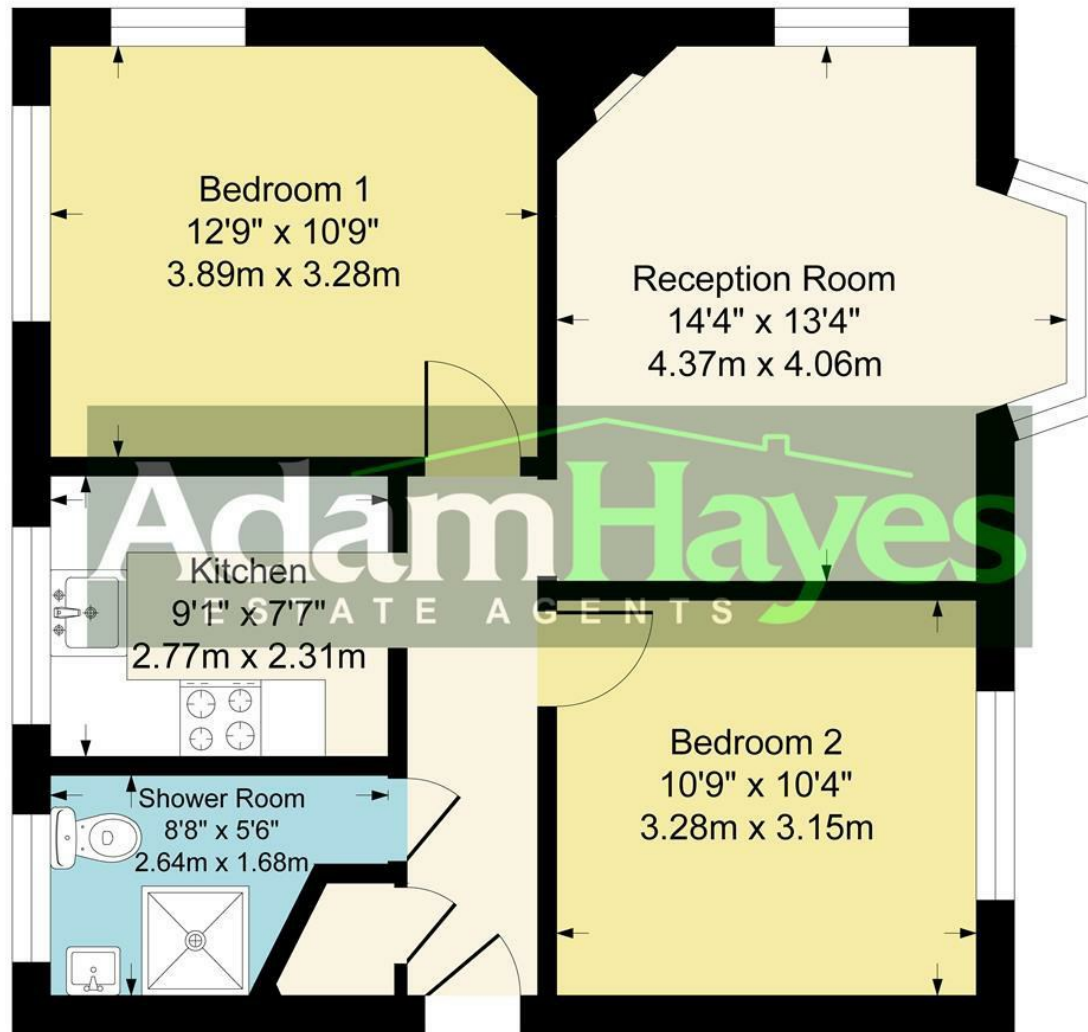
To truly appreciate the location, size and condition, an internal viewing is highly recommended through the vendors sole agents, Adam Hayes Estate Agents.



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**Approximate Gross Internal Area**  
**614 sq ft - 57 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.