



Great North Road, East Finchley, N2

£425,000

 1 Bedroom  1 Bathroom  1 Reception



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

- One Double Bedroom
- Share of Freehold
- Separate Kitchen
- Off Street Parking & Garage
- Communal Gardens
- Walking Distance to East Finchley Tube Station

## Other Information

Tenure: Share of Freehold  
Length of Lease: 972 Years  
Ground Rent: TBC  
Service Charge: TBC  
Council Tax Band: D




## Nearest Stations

East Finchley Station 0.2 miles  
Highgate Station 1.0 miles  
Golders Green Station 1.4 miles

## Property Description

Set back off the Great North Road and conveniently located within minutes' walk of East Finchley tube station is this one double bedroom Ground floor apartment spanning across approx. 622 sq. ft. The property is offered chain free and benefits from an approximately 15ft reception room, a separate fitted kitchen, off street parking and use of communal gardens. The property also benefits from having a garage. To really appreciate the size, location and potential an internal viewing is highly recommended via 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		
(55-68) D	60	75
(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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Approximate Area = 622 sq ft / 57.8 sq m

For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © nichecom 2024. Produced for Adam Hayes Estate Agents. REF: 1222260

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