





Adam Hayes - Finchley Central Office - Lettings 348 Regents Park Road, Finchley Central, London, N3 2LJ
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Ballards Lane, Finchley Central, N3 2DN

£1,250 PCM

0 Bedrooms 1 Bathrooms 1 Receptions

Key Features

- Modern Studio Flat
- Open Plan Kitchen
- Close to Tube and Shops
- Wooden Flooring
- Tiled Shower Room
- Shared Washing Machine and Dryer

Nearest Stations

- Finchley Central
- West Finchley

Property Description

A modern studio flat ideally located in the heart of Finchley Central, just moments from Finchley Central Underground Station (Northern Line) and surrounded by a wide range of shops, cafés, amenities and major supermarkets. The property benefits from a modern open plan kitchen, a tiled shower room, wooden flooring, spot lights, double glazing and gas central heating. Victoria Park is also located close by, providing pleasant green open space ideal for relaxation and outdoor leisure. An excellent opportunity for commuters and those seeking convenience and connectivity. Early viewing is strongly recommended.

Other Information

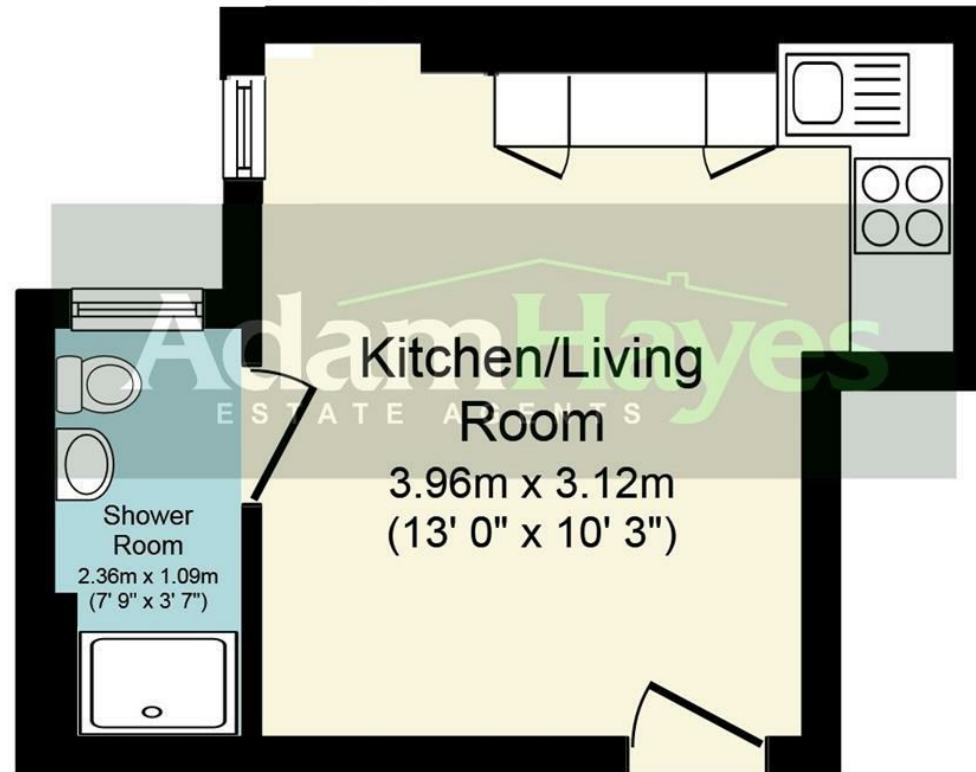
Council Tax Band: A
Length of Tenancy: Long Let
Deposit: £1,440



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C	72	74
(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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Floor Plan

Total floor area 18.0 sq. m. (194 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.