



Oakleigh Road North, New Southgate, N20

OIEO £350,000

 2 Bedrooms  1 Bathroom  1 Reception





Adam Hayes - North Finchley Office - Sales 365 Ballards Lane, North Finchley, London, N12 8LL

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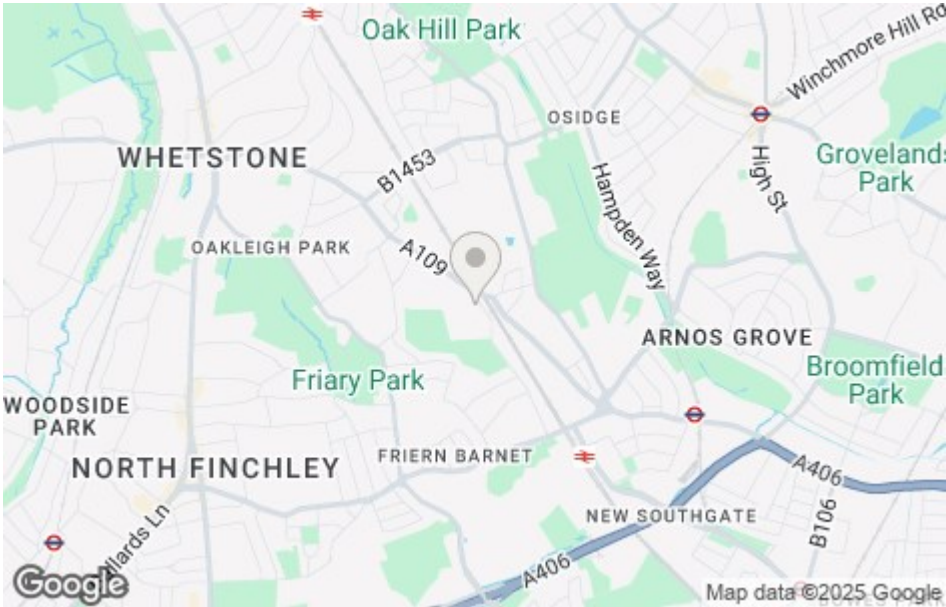
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Key Features

- Two Double Bedrooms
- First Floor Apartment
- Separate Fitted Kitchen
- Balcony
- Parking
- Communal Gardens

Other Information

Tenure: Leasehold  
Length of Lease: 176 Years  
Ground Rent: Nil  
Service Charge: £1,861.59 P/A  
Council Tax Band: C

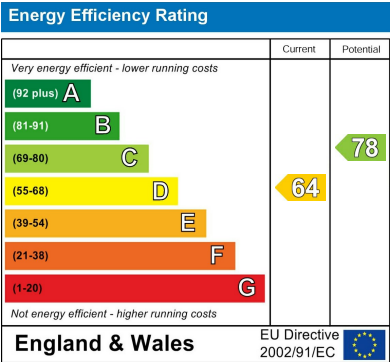


Nearest Stations

New Southgate Station 0.7 miles  
Arnos Grove Station 0.9 miles  
Oakleigh Park Station 1.3 miles

Property Description

Situated just off Beaconsfield Road and within close proximity to Bethune Park is this two double bedroom first floor apartment. The property is offered chain free and boasts a wealth of features including an approx. 13'7ft reception room with a bow window, a separate fitted kitchen with access to a private balcony, two double bedrooms and a three-piece bathroom suite. The property is presented in excellent condition and ready for immediate occupancy, making it an ideal opportunity for investors or first-time buyers alike. Other notable features include a long lease, parking on site, a use of communal gardens and being within 0.7 miles of New Southgate Station and good schools including Friern Barnet School and Holly Park Primary. To really appreciate the location, condition and size of the apartment, an internal viewing is highly recommended through the vendors sole agents, Adam Hayes Estate Agents.

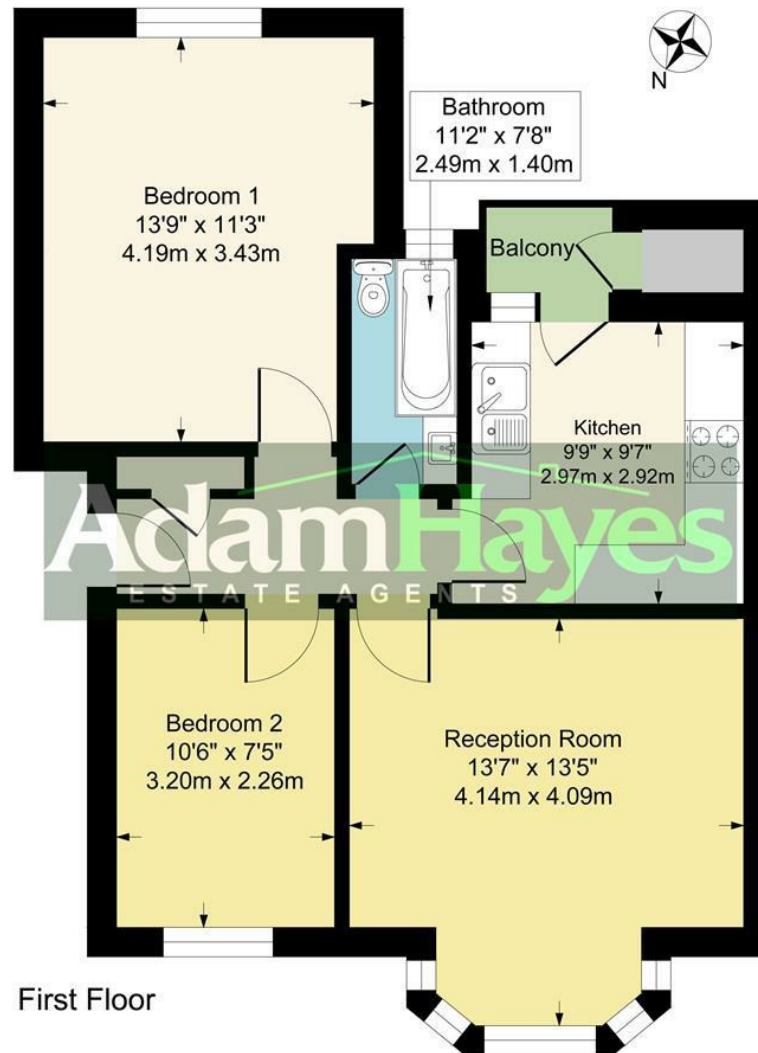


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**Approximate Gross Internal Area  
608 sq ft - 57 sq m**



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.