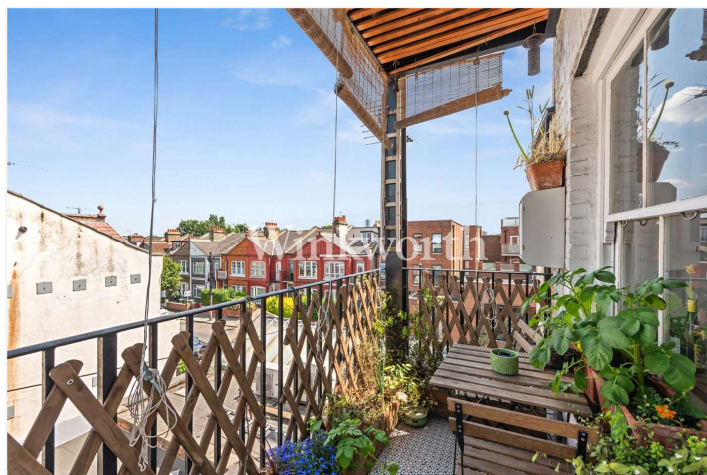




GRAND PARADE, GREEN LANES, HARRINGAY, N4

£485,000 LEASEHOLD – UNDER OFFER

A TWO BEDROOM SECOND FLOOR APARTMENT.

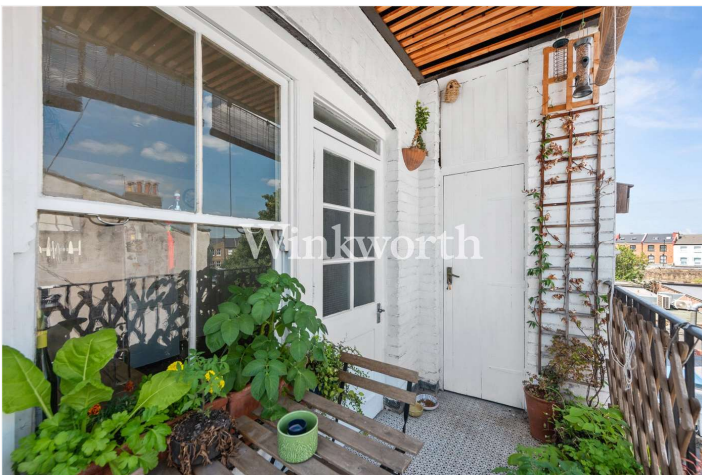
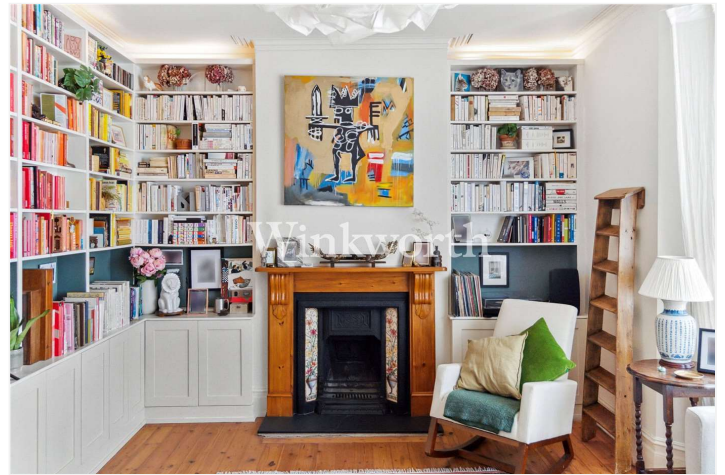


AT A GLANCE

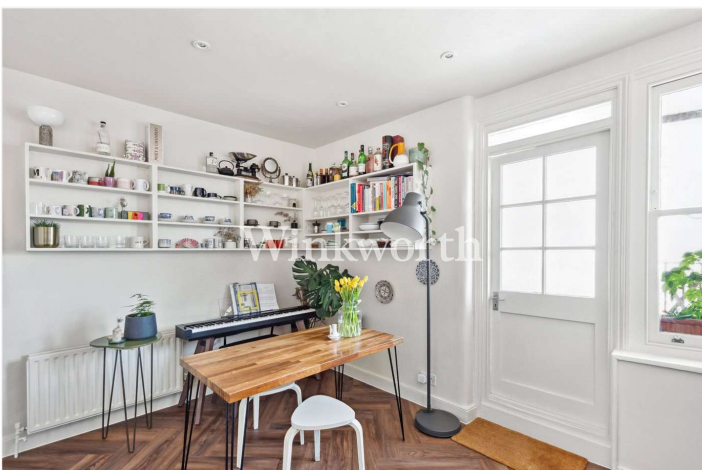
- Two Bedrooms
- Large Reception Room
- Kitchen Breakfast Room
- Modern Bathroom
- Balcony
- Charming Interiors
- 2nd Floor
- Long Lease
- Central Haringay Location

DESCRIPTION

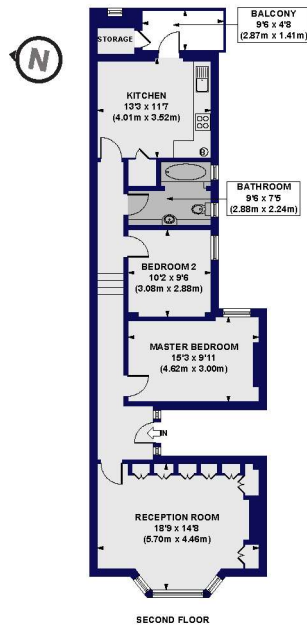
A beautifully presented split-level Victorian apartment offering just under 900 square feet of bright and well-arranged living space, set on the second floor of a striking period building on Grand Parade in the heart of Haringay Green Lanes.



ACCOMMODATION



Grand Parade, Green Lanes, N4
Approx. Gross Internal Floor Area 871 sq. ft / 80.88 sq. m



All measurements of walls, doors, windows, fittings and appliances, including the size and location, are shown as currently known and do not constitute any warranty or representation by the seller, their agent or Winkworth. Any intended purchase must satisfy himself by inspection or otherwise as to the correctness of the information contained in these plans. These plans are for illustration purposes only and should be verified by any prospective purchasers.

Winkworth

This floorplan is for illustration purposes only and is not to scale. The position and size of doors, windows, appliances and other features are approximate.

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92+) A		
(81-91) B		
(69-80) C	72	78
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England, Scotland & Wales	EU Directive 2002/91/EC	