



Finchley Park, London, N12

£435,000 *Leasehold*

Set in a quiet residential turning, within easy access to North Finchley High Road and transport links, we are pleased to offer this recently refurbished, spacious, two bedroom duplex flat. To the first floor, there are two double bedrooms and the second floor is comprised of an open plan living/dining/kitchen area and bathroom.



KEY FEATURES

- Set in a quiet residential turning
- First & second floor duplex
- Recently refurbished
- Two double bedrooms
- Open plan living
- Own section of large rear garden
- Allocated parking space
- Long lease



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Further benefits include a spacious and beautifully presented private section of the rear garden, an allocated parking space and a long lease.

To truly appreciate this lovely property an internal viewing is highly recommended!

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MATERIAL INFO

Tenure: Leasehold

Term: 146 year and 2 months

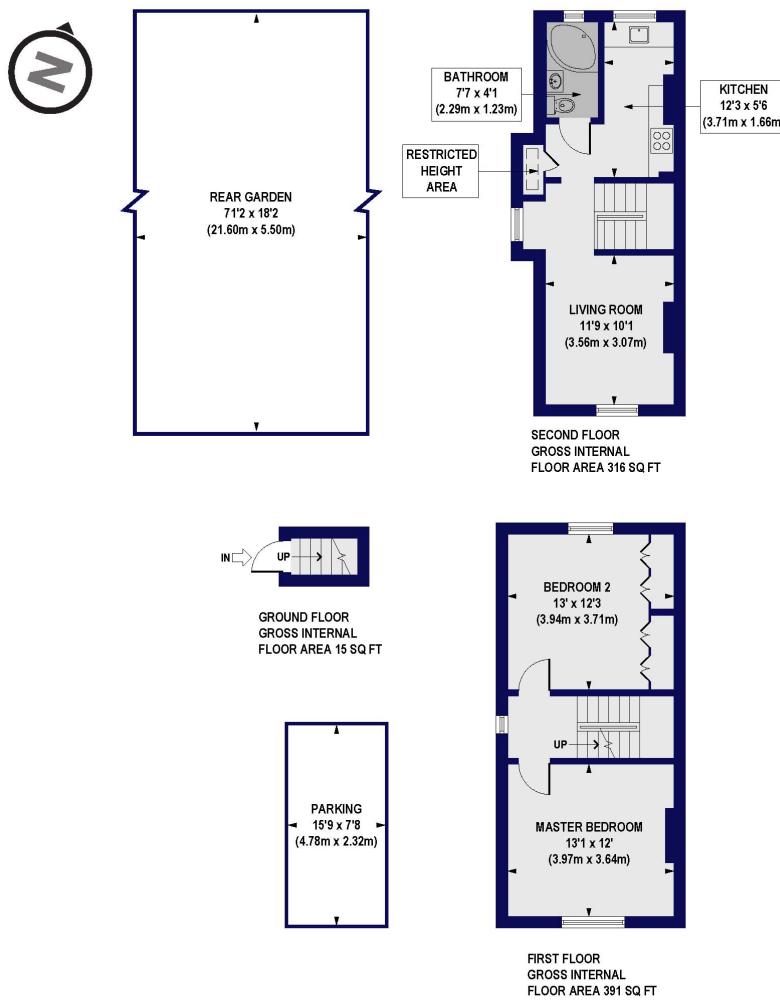
Council Tax Band: D

EPC rating: D

Finchley Park, N12

Approx. Gross Internal Floor Area 722 sq. ft / 67.05 sq. m (Including Restricted Height Area)

Approx. Gross Internal Floor Area 714 sq. ft / 66.32 sq. m (Excluding Restricted Height Area)



All measurements of walls, doors, windows, fittings and appliances, including their size and location, are shown as standard sizes and do not constitute any warranty or representation by the seller, his agent or agent of CP Creative. Any intending purchaser must satisfy himself by inspection or otherwise as to the correctness of the information contained in these plans. This plan is for illustrative purposes only and should be used as such by any prospective purchasers.

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For more information, scan the QR code or visit the link below



<https://www.winkworth.co.uk/sale/property/FIN230097>

Where no figures are shown, we have been unable to ascertain the information. All figures that are shown were correct at the time of printing.

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

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