



Etchingham Park Road, London, N3

Offers in excess of £318,000 *Leasehold*



A well presented one bedroom, ground floor, purpose built flat, situated in this lovely residential turning close to Victoria Park & the amenities of Finchley Central. The property comprises of a separate fully fitted kitchen, large living room, tiled bathroom, two good size bedrooms, storage, residents parking and gas central heating. The property is being sold with no chain and an internal viewing is highly recommended.

KEY FEATURES

- Purpose built block
- Set on a quiet residential turning
- Ground floor
- Residents parking
- Communal gardens
- Chain free



Finchley

020 8349 3388 | finchley@winkworth.co.uk

Winkworth

for every step...

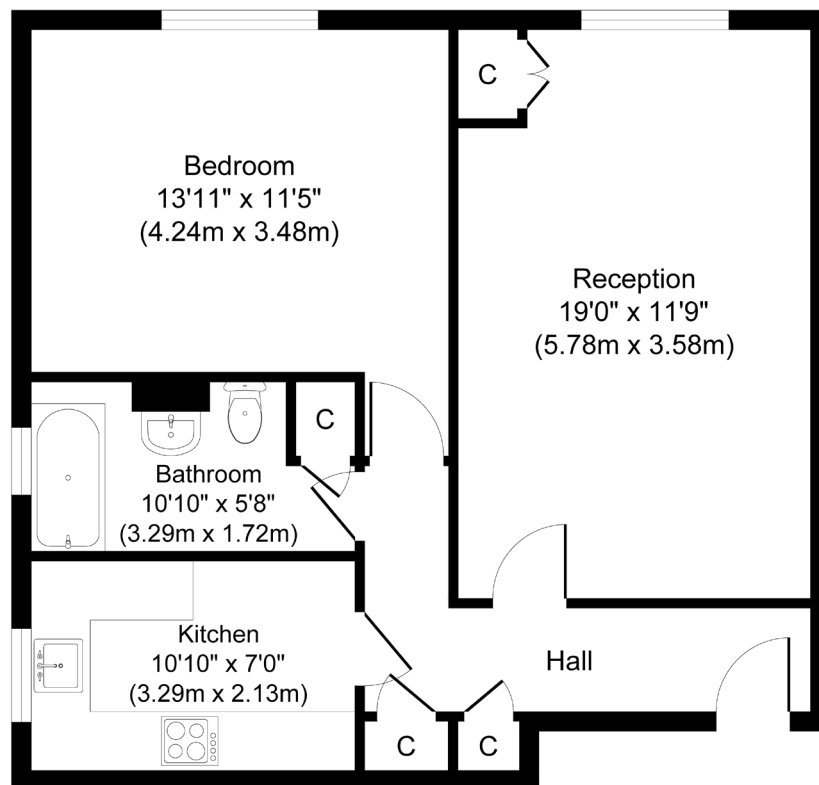




MATERIAL INFO

Tenure: Leasehold
Term: 94 year and 1 months
Service Charge: £1421.1 per annum
Council Tax Band:
EPC rating: C

Solar Crt, Etchingam Park Road, N3
Approx. Gross Internal Floor Area 59.60 sq. m / 642 sq. ft

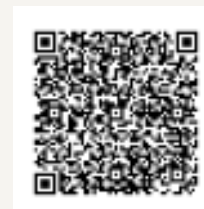


Ground Floor

For identification purposes only
Measurements are not to scale and are approximate only.

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C	73 C	77 C
55-68	D		
39-54	E		
21-38	F		
1-20	G		

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



<https://www.winkworth.co.uk/sale/property/FIN250417>

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.

Finchley

020 8349 3388 | finchley@winkworth.co.uk

Winkworth

for every step...

Winkworth wishes to inform prospective buyers and tenants that these particulars are a guide and act as information only. All our details are given in good faith and believed to be correct at the time of printing but they don't form part of an offer or contract. No Winkworth employee has authority to make or give any representation or warranty in relation to this property. All fixtures and fittings, whether fitted or not are deemed removable by the vendor unless stated otherwise and room sizes are measured between internal wall surfaces, including furnishings.