



Etchingham Park Road, Finchley, London, N3

£5,000 per month

5  2  2 

We are pleased to offer this charming semi-detached house, with original Edwardian period features. This 5-bedroom property offers ample living space of 2250 sq. ft. This beautiful character home is located in a prime residential street, directly opposite Victoria Park and within close proximity to Ballards lane amenities, transport links such as Finchley Central underground station and Ofsted rated schools.

KEY FEATURES

- Period style
- Residents parking
- Garden
- Semi detached
- House



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020 8349 3388 | finchley@winkworth.co.uk

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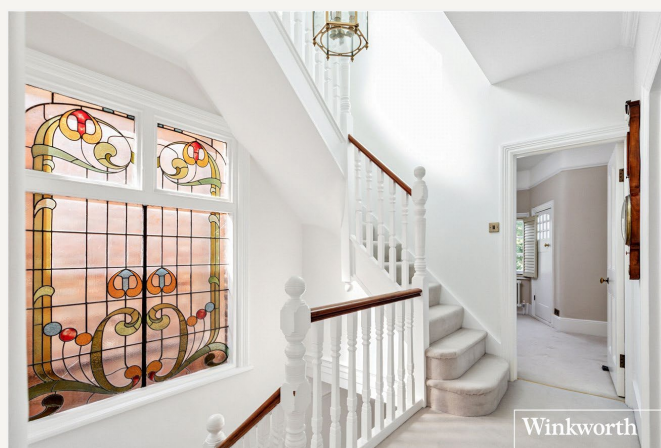
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*Tenant fees may apply: Details of tenant fees are available on the Winkworth website and the link can be found with the displayed rent for the property. Tenants should ensure they are fully conversant with any fees before making an offer to rent and your local Winkworth office can provide written details upon request.



The ground floor comprises a spacious entrance hall with original flooring, large front reception open plan living / kitchen area and WC. To the first floor, the property has four bedrooms and family bathroom. The property has been extended to the left to create the master bedroom with en-suite. Further benefits include off street parking and a wonderful mature sunny rear garden. Offered unfurnished, Available now.





MATERIAL INFO

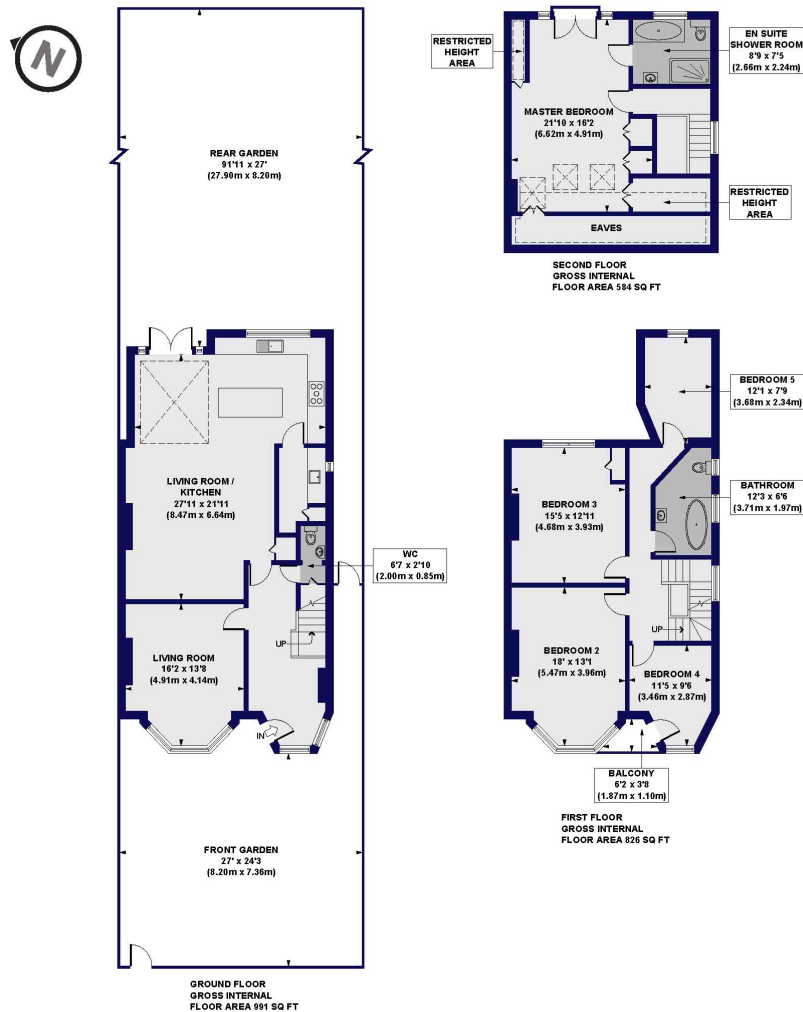
Deposit: £6,923.07

Holding Deposit: £1,153.84

Council Tax Band: G

Etchingam Park Road, N3

Approx. Gross Internal Floor Area 2401 sq. ft / 223.05 sq. m (Including Restricted Height Area & Eaves)
Approx. Gross Internal Floor Area 2252 sq. ft / 209.19 sq. m (Excluding Restricted Height Area & Eaves)



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, their agent or 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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Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		73 C
55-68	D		
39-54	E	51 E	
21-38	F		
1-20	G		

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



<https://www.winkworth.co.uk/rent/property/FIN240475>

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.

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