



East End Road, London, N3

£425,000 *Share of Freehold*

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We are delighted to offer to the market, this well-presented two bedroom first floor flat, ideally located for Regents Park Road, Ballards Lane and Temple Fortune amenities, transport links and recreational parkland, such as Stephens House & Gardens.

KEY FEATURES

- Two Bedrooms
- Open Plan Kitchen/Reception
- Double Glazing
- Gas Central Heating
- Balcony
- Communal Garden



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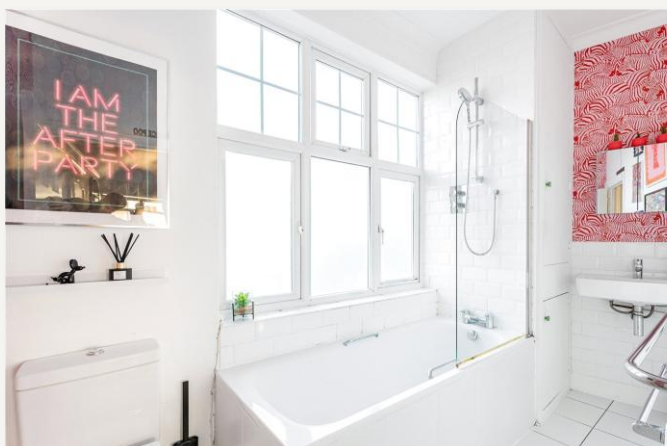
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The property comprises and benefits from a modern fitted bathroom and a good sized open plan kitchen/reception room and balcony accessed via the main bedroom.

Further benefits include the use of a well maintained communal garden and a viewing is highly recommended.

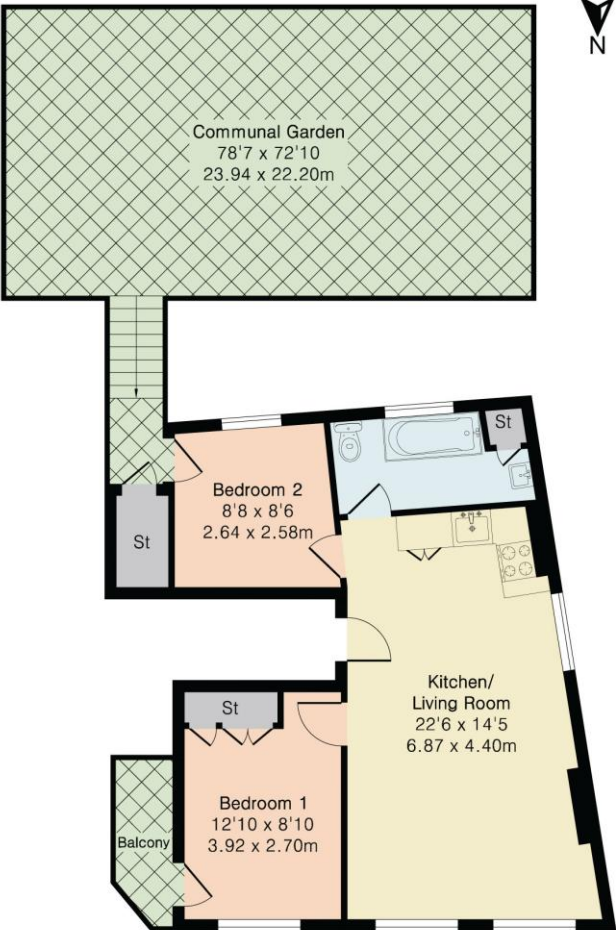




MATERIAL INFO

Tenure: Share of Freehold
Service Charge: £2200 per annum
Ground Rent: N.A
Council Tax Band: C
EPC rating: D

Approximate Gross Internal Area 570 sq ft - 53 sq m



First Floor

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		78 C
55-68	D	67 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/FIN250450>

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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