

**FINCHLEY PARK, NORTH FINCHLEY, LONDON, N12
OFFERS IN THE REGION OF £950,000 FREEHOLD**

**A FULLY RENOVATED SPACIOUS FAMILY
HOME WITH LARGE GARDEN**

Finchley | 020 8349 3388 | finchley@winkworth.co.uk



DESCRIPTION:

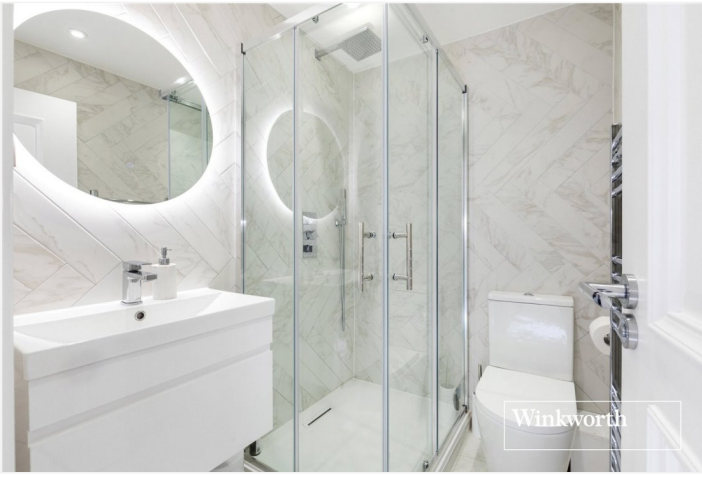
If you are looking for a readymade house with the wow factor then look no further! This wonderful four storey family home has been fully renovated to a high standard with no expense spared, it is set on a quiet residential turning with easy access to North Finchley High Road, Good Ofsted Rated schools, close to amenities, underground and bus routes. The lower ground floor comprises of a reception room, which could make the perfect home office, playroom or cinema room. To the ground floor there is a downstairs wc, reception room and large open plan dining/modern fitted German kitchen with NEFF appliances, quartz worktop and bi-folding doors leading out to a large patio and peaceful rear garden of circa 130ft backing onto North Middlesex Golf Club. The first floor has two double bedrooms with a modern fitted shower room and the second floor has two bedrooms, one with an en suite shower room. This amazing home has many highlights, including period features, real wood herringbone flooring throughout, sky lights to allow natural light, underfloor heating, LED lighting and if offered on a chain free basis. This is truly a must-see property!

COUNCIL TAX: Band E

AT A GLANCE

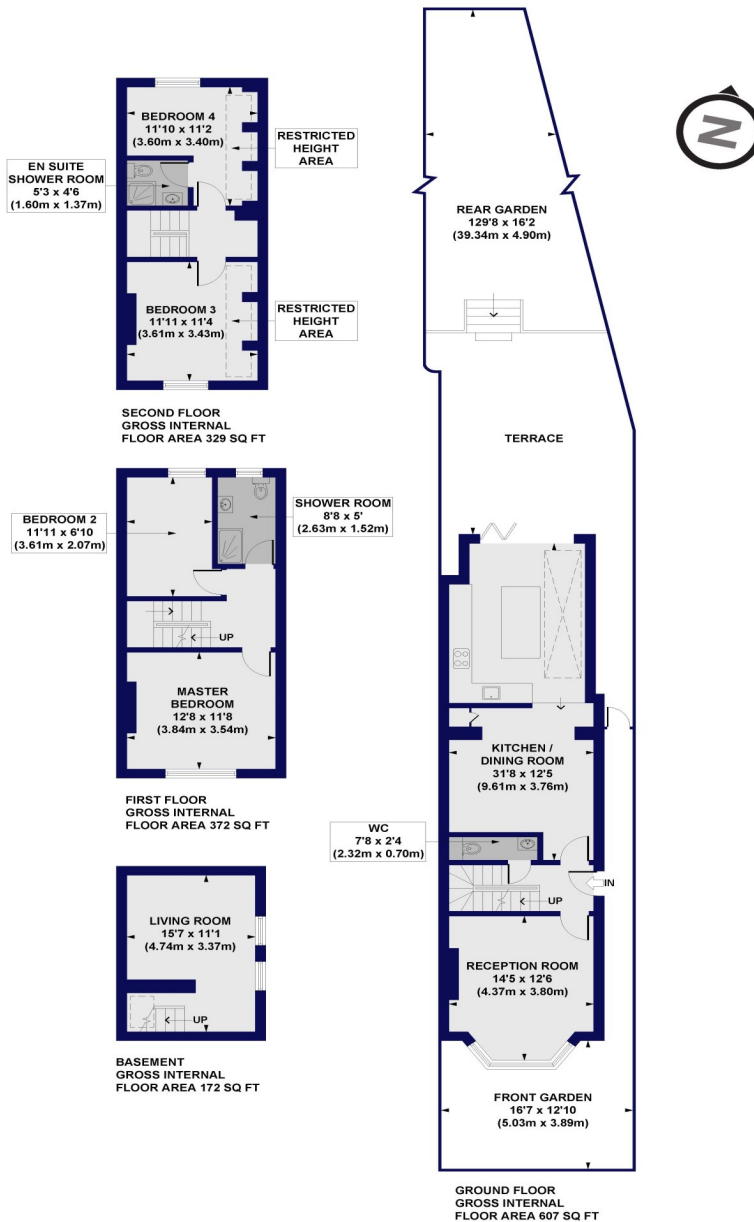
- Semi-detached family home
- Four storey
- Four/five bedrooms
- Large open plan kitchen/diner
- Two/three reception rooms
- Two bathrooms
- Rear garden with large patio backing onto North Middx Golf Club
- Modernised to a high standard throughout





Finchley Park, N12

Approx. Gross Internal Floor Area 1480 sq. ft / 137.48 sq. m (Including Restricted Height Area)
 Approx. Gross Internal Floor Area 1413 sq. ft / 131.25 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, 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.

Winkworth

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92-)	A		84
(81-91)	B		
(69-80)	C		
(55-68)	D	68	
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England, Scotland & Wales		EU Directive 2002/91/EC	