



Mountfield Road, London, N3
£295,000 *Leasehold*



We are pleased to offer this, top floor, one bedroom, conversion flat, conveniently located for Regents Park Road, Ballards Lane and Temple Fortune amenities, transport links and recreational parklands.

KEY FEATURES

- Conversion flat
- One bedroom
- Open kitchen/living/dining room
- Close to amenities
- Would suit Investor/FTB
- Long lease
- Offered chain free



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The property is comprised of one double bedroom, en suite bathroom, open plan integrated kitchen/living/dining room. Would ideally suit a Buy-To-Let Investor or First Time Buyer, and is offered with a long lease and on a chain free basis.





MATERIAL INFO

Tenure: Leasehold

Term: 144 year and 0 months

Council Tax Band: B

EPC rating: D

Monutfield Road, N3

Approx. Gross Internal Floor Area 543 sq. ft / 50.42 sq. m(Including Restricted Height Area & Eaves)
Approx. Gross Internal Floor Area 457 sq. ft / 42.45 sq. m(Excluding Restricted Height Area & Eaves)

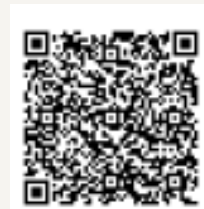


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| Energy Efficiency Rating | | |
|---|-------------------------|-----------|
| | Current | Potential |
| Very energy efficient - lower running costs | | |
| (92+) A | | |
| (81-91) B | | |
| (69-80) C | | |
| (55-68) D | 64 | 64 |
| (39-54) E | | |
| (21-38) F | | |
| (1-20) G | | |
| Not energy efficient - higher running costs | | |
| England, Scotland & Wales | EU Directive 2002/91/EC | |

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



<https://www.winkworth.co.uk/sale/property/FIN250128>

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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