



**HIGH ROAD, LONDON, N12
OFFERS IN EXCESS OF £485,000 LEASEHOLD**

**A BRIGHT AND MODERN TOP-FLOOR TWO BEDROOM
TWO BATHROOM APARTMENT IDEALLY LOCATED
FOR TRANSPORT & AMENITIES**

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DESCRIPTION:

A stunning top-floor apartment ideally located on North Finchley High Road with easy access to Woodside Park underground station and all the shopping facilities of Tally Ho! as well as in the catchment area for Good Ofsted Rated schools and recreational parkland, such as Friary Park. The property comprises of open plan reception/kitchen, two bedrooms, two bathrooms, storage, private spacious terrace, secure parking space, lift-in-block and communal first floor garden.

TENURE: Leasehold: 118 years
Service Charge: £3192.00 per annum

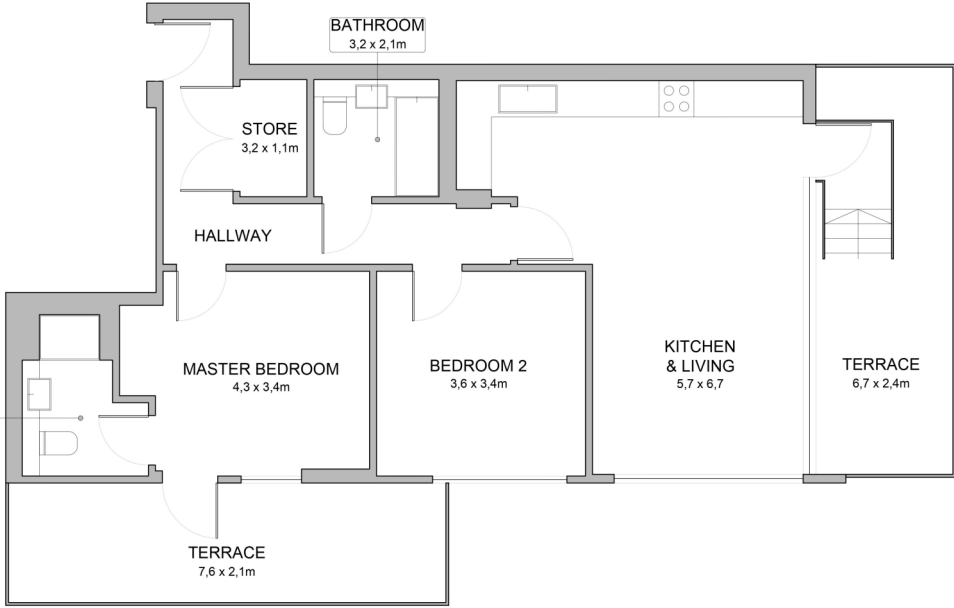
COUNCIL TAX: Band E

AT A GLANCE

- Top-floor apartment
- Two bedrooms
- Two bathrooms
- Open plan reception/kitchen
- Spacious roof terrace
- Secure parking space
- Lift-in-block
- Communal first floor garden







Gross internal floor area ⁽¹⁾
79.1 sqm [851.43 sq ft]

(1) Excluding terraces

While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative use only.

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92-)	A		
(81-91)	B	82	82
(69-80)	C		
(55-68)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England, Scotland & Wales		EU Directive 2002/91/EC	