



HENDON LANE, LONDON, N3
£900,000 SHARE OF FREEHOLD

**A SPACIOUS EXTREMELY WELL-PRESENTED FIRST
FLOOR TWO BEDROOM TWO BATHROOM
PURPOSE BUILT APARTMENT**

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DESCRIPTION:

Conveniently located on Hendon Lane within easy access of Finchley Central Underground Station, local bus routes, shopping facilities and recreational parkland, such as Stephens House & Gardens, is this well-presented first floor purpose built apartment. The property offers in excess of 1150 sq.ft of living space and comprises of a spacious reception room full of natural light and access to private balcony, a modern fitted kitchen, two double bedrooms (with an en suite bathroom to the primary bedroom), shower room and ample storage throughout, including a utility cupboard. Further benefits include a lift-in-block, allocated underground parking space, storage area and a share of the freehold. Offered on a chain free basis an internal viewing is highly recommended!

TENURE:

Share of Freehold
Service Charge: £3,500.00 per annum

COUNCIL TAX:

Band G

AT A GLANCE

- Set in a purpose built block
- First floor with lift
- Large reception room
- Modern kitchen
- Bathroom & shower room
- Two double bedrooms
- Underground secure parking
- Share of freehold
- Offered chain free





Hendon Lane, N3

Approx. Gross Internal Floor Area 1155 sq. ft / 107.33 sq. m



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		
(81-91)	B	82	83
(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	