



## Broughton Avenue, Finchley, N3 3EQ

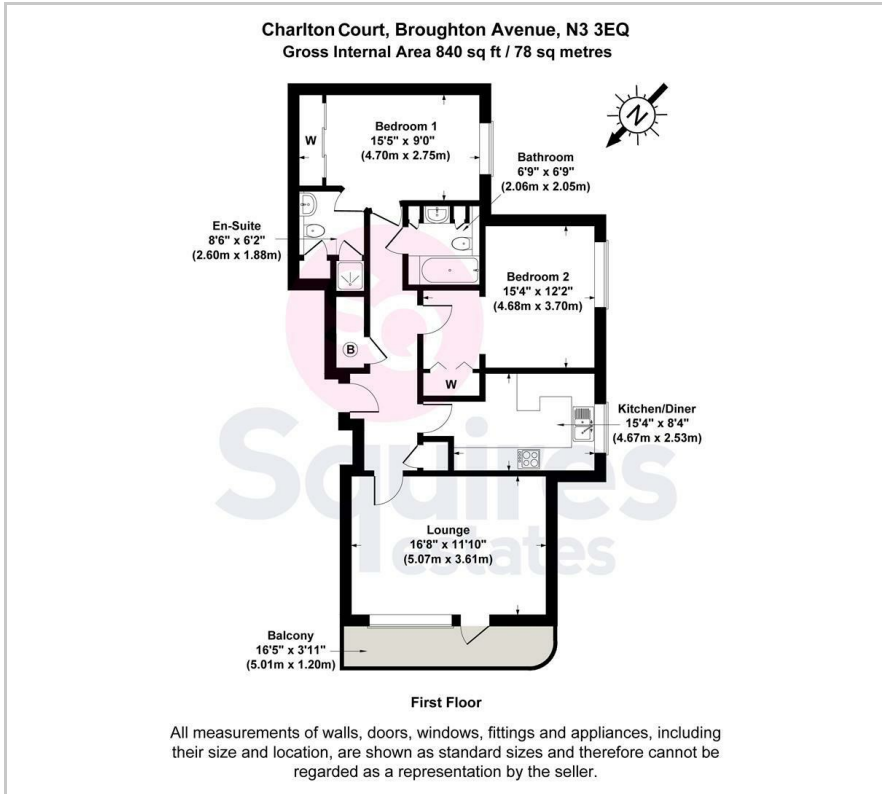
Offers In Excess Of £500,000 - Leasehold

**\*\*CHAIN FREE\*\*** A fantastic 2 double bedroom, 2 bathroom apartment situated on the first floor of this small purpose built block. Boasting 840 sq ft of accommodation, the property features a 16ft reception room with air conditioning and direct access to a private balcony with views over Windsor Open Space. Further benefits include a 15ft kitchen/breakfast room, built-in wardrobe space and an en-suite shower room to the master bedroom, extensive storage, a passenger lift and secure underground parking.

Service charge: £6065 per annum  
Ground Rent £250 per annum  
Lease: Approx. 105 years remaining

- Purpose built
- 2 bedrooms
- 2 bathrooms (1 en-suite)
- Balcony
- Secure parking space
- Park views
- Lift
- Barnet council tax band F

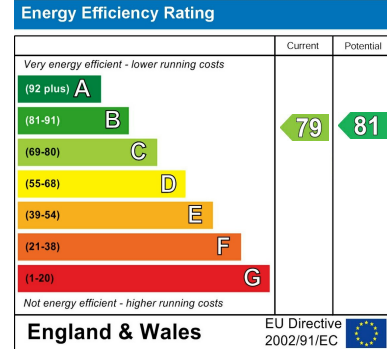
# Floor Plan



# Area Map



# Energy Efficiency Graph



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

## Finchley Branch

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## Hendon Branch

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