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SALES LETTINGS MANAGEMENT



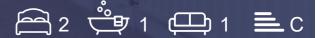
# Aylmer Road, East Finchley, N2 0BT

£1,800 Per Week -

A fantastic and spacious 2-bedroom flat, ideally situated on the first floor of a well-regarded purpose-built block between East Finchley and Highgate. This flat is in excellent condition and features a large reception room complete with a balcony, a roomy kitchen with a breakfast bar that opens to an additional outside storage area, a bathroom, and a separate WC. The building also boasts a beautifully maintained communal garden and offers off-street parking. Offered unfurnished and will be available immediately

Barnet council tax band D Deposit £2076.92

- Two double bedrooms
- Purpose built flat
- Balcony
- Unfurnished
- Off street parking
- Council tax band D
- Available immediately
- Great location



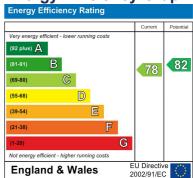
#### Floor Plan

### Whittington Court , Aylmer Road , N2 0BT Gross Internal Area 829 sq ft / 77 sq metres Balcony 9'2" x 2'7" (2.80m x 0.80m) 11'10" x 7'3" (3.60m x 2.21m) Lounge 15'11" x 15'6" (4.85m x 4.73m) Kitchen 11'9" x 7'10" (3.58m x 2.40m) Bedroom 1 15'5" x 12'0" (4.71m x 3.65m) Utility Room 11'10" x 3'7" (3.60m x 1.09m) Bathroom 7'11" x 5'9" (2.42m x 1.74m) First Floor All measurements of walls, doors, windows, fittings and appliances, including their size and location, are shown as standard sizes and therefore cannot be regarded as a representation by the seller.

### Area Map



## **Energy Efficiency Graph**











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