

Sean Heaney

HOMES & PROPERTY



Collison Avenue

Arkley, Barnet, EN5 3BQ

Offers In Excess Of £600,000



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This SPACIOUS APARTMENT offers VERSATILE ACCOMMODATION with direct access to an exclusive COURTYARD TERRACE.

Extensive GROUND FLOOR living space, with OPEN PLAN surroundings and a bright ambience throughout. The accommodation consists; LARGE ENTRANCE HALL, comprehensive living area incorporating kitchen/dining room, reception/family TV area opening onto generous courtyard terrace with direct gate access to ALLOCATED PARKING SPACE. A further TWO LARGE BEDROOMS, one with EN-SUITE SHOWER ROOM and a family bathroom. The apartment benefits from built in STORAGE, has a security entrance system and the block is furnished with a LIFT.

A deluxe design, set in lovely grounds, with 116 YEARS REMAINING on the lease and additional 3 years NHBC warranty, this newly built modern development is IDEAL FOR THE COMMUTER, in a great location, with excellent transport to London, close proximity to the NORTHERN LINE UNDERGROUND and motorway links.

EPC : B

TENURE : LEASEHOLD - 116 yrs remain

BARNET COUNCIL TAX BAND : E

SERVICE CHARGE :
£2,400 approx. per annum
GROUND RENT :
£450 per annum





GROUND FLOOR

Hall Area

Kitchen

12'10 x 9'3 (3.91m x 2.82m)

Reception/Dining Room

20'9 x 19'1 (6.32m x 5.82m)

Bedroom One

15'2 x 11'5 (4.62m x 3.48m)

En-Suite

7'4 x 5'6 (2.24m x 1.68m)

Bedroom Two

13'0 x 12'0 (3.96m x 3.66m)

Family Bathroom

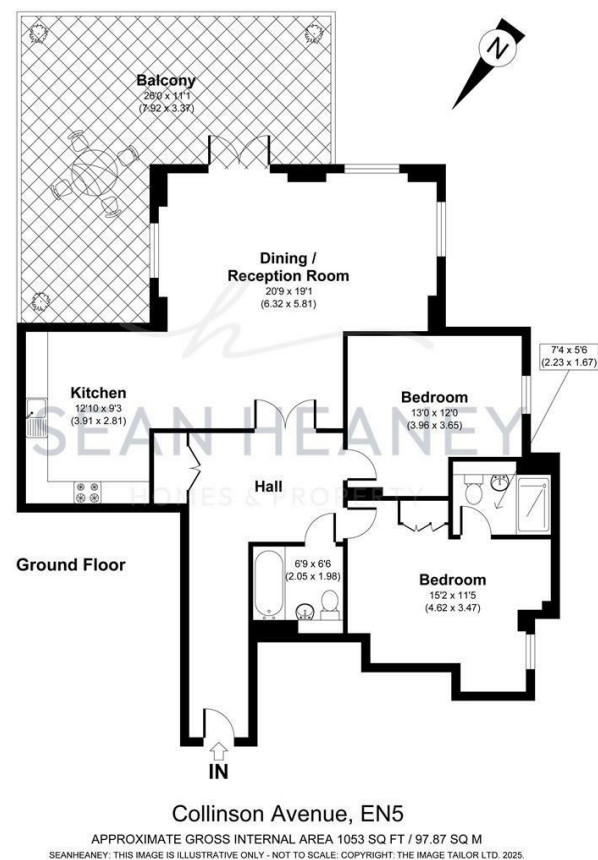
6'9 x 6'6 (2.06m x 1.98m)

COURTYARD TERRACE

26'0 x 11'1 (7.92m x 3.38m)



Floor Plan



Viewing

Please contact our Barnet Office on 020 8441 7173 if you wish to arrange a viewing appointment for this property or require further information.

- 1. Please note that we have not tested any apparatus, equipment, fixtures, fittings or services, and so cannot verify they are in working order, or fit for their purpose. A buyer is advised to obtain verification from their Solicitor or Surveyor.
- 2. References to the tenure of a property are based on information supplied by the seller. The agent has not had sight of the title documents. A buyer is advised to obtain verification from their Solicitor.
- 3. Room measurements have been made using a Laser Meter. Complete accuracy cannot be guaranteed and therefore the room sizes given should be regarded as being approximate.
- 4. Photographs are for illustration only and may depict items which are not for sale or included in the sale of the property.
- 5. Floor plans remain copyright of Sean Heaney Estate Agents and are not to be copied in part or full without written consent, are provided for illustrative purposes only and are not to scale.

Area Map



Energy Efficiency Graph

