



St. Mary's Avenue, Finchley Central, N3

 3 Bedrooms  2 Bathrooms  1 Reception

OIEO £750,000



Adam Hayes - Finchley Central Office - Sales 348 Regents Park Road, Finchley Central, London, N3 2LJ  
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### Key Features

- Three Bedrooms
- Two Bathrooms
- Ground Floor
- Private Garden
- Allocated Parking
- 1169 Sq ft

### Other Information

Tenure: Share of Freehold  
Length of Lease: 992 Years  
Ground Rent: N/A  
Service Charge: £2,500.00 P/A  
Council Tax Band: E

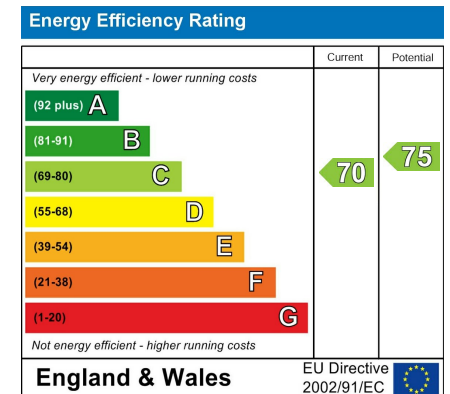


### Nearest Stations

Finchley Central Station	0.6 miles
Mill Hill East Station	0.9 miles
West Finchley Station	1.2 miles

### Property Description

Conveniently located off Regents Park Road is this exceptional three-bedroom ground floor period conversion. Boasting an expansive layout, this residence redefines modern living with two bathrooms, a private garden, off-street parking for one car, and exclusive access to a generously sized communal garden, all within a short stroll of Finchley Central Underground Station. The property benefits from a spacious L-shaped reception room bathed in natural light, with sliding patio doors seamlessly connecting indoor and outdoor living. The well-appointed kitchen adds functionality and style to the space. The master bedroom beckons with a walk-in dressing room and an en-suite bathroom, offering a private retreat. Two additional bedrooms and a convenient shower room complete the accommodation, ensuring comfort for all. Beyond the interiors, this property presents a wealth of benefits, including double glazed windows, a large storage area, and a designated off-street parking space. Discover the joy of a private garden, perfect for relaxation or entertaining guests. Enjoy the lush greenery of the communal garden, enhancing the overall appeal of this remarkable residence.



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Approximate Gross Internal Area  
1169 sq ft - 109 sq m



Although every attempt has been made to ensure accuracy, all measurements are approximate.  
This floorplan is for illustrative purposes only and not to scale.  
Measured in accordance with RICS Standards.

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 or prospective tenants should not rely on them as statements or representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. We have not carried out a detailed survey, not tested the services, appliances and specific fittings. Room sizes should not be relied upon for carpets and furnishings. The measurements given are approximate. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.