





Adam Hayes - Finchley Central Office - Sales 348 Regents Park Road, Finchley Central, London, N3 2LJ
Tel: 0208 189 6333 Email: info@adam-hayes.co.uk Web: www.adam-hayes.co.uk

Alberon Gardens, Temple Fortune, NW11

£350,000

 1 Bedrooms  1 Bathrooms  1 Receptions

Key Features

- One Bedroom Apartment
- Modern Open Plan Kitchen
- Double Glazing Windows
- Access to Communal Gardens
- Chain Free
- Secure Underground Parking

Other Information

Tenure: Leasehold
Length of Lease: 984 Years
Ground Rent: £380.00 P/A
Service Charge: £1,970.00 P/A
Council Tax Band: D



Nearest Stations

Brent Cross Station	0.9 miles
Finchley Central Station	1.1 miles
Golders Green Station	1.0 miles

Property Description

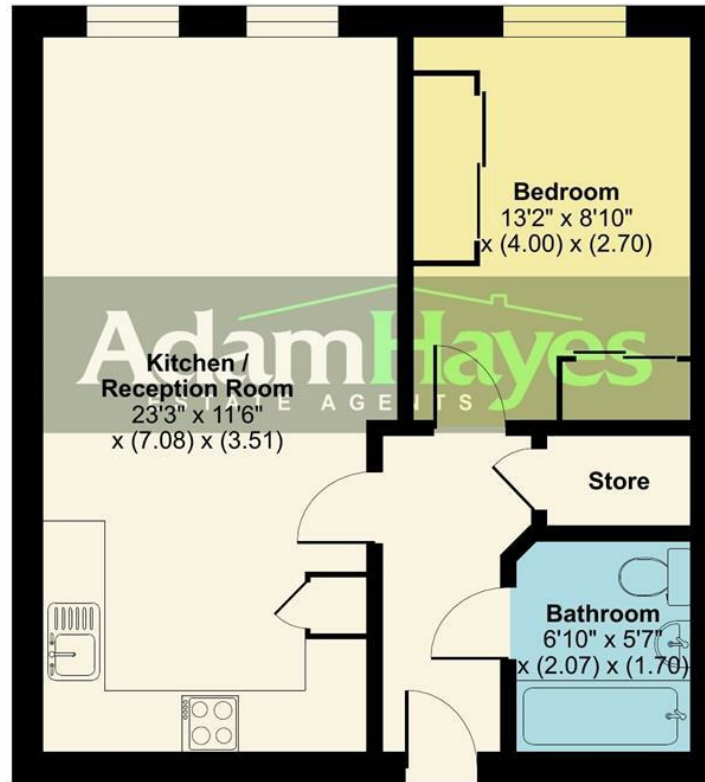
Situated in this residential turning off Finchley Road, within a popular lift-serviced block, this one-bedroom first-floor apartment is conveniently situated in the catchment area of a number of popular schools. The property features a modern open-plan kitchen with stone countertops and integrated appliances, ample storage, gas central heating, access to communal gardens, secure underground parking, and is offered chain-free. This apartment presents an excellent opportunity for first-time buyers or buy-to-let investors. Residents will also benefit from the close proximity to a variety of shops and amenities, making daily living convenient. To fully appreciate the size, location, and style, an internal viewing is highly recommended through the vendor's sole agents, Adam Hayes Estate Agents.

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

Tel: 0208 189 6333 Email: info@adam-hayes.co.uk Web: www.adam-hayes.co.uk

Approximate Area = 487 sq ft / 45.2 sq m

For identification only - Not to scale



First Floor



Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © nichecom 2024. Produced for Adam Hayes Estate Agents. REF: 1179294

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.