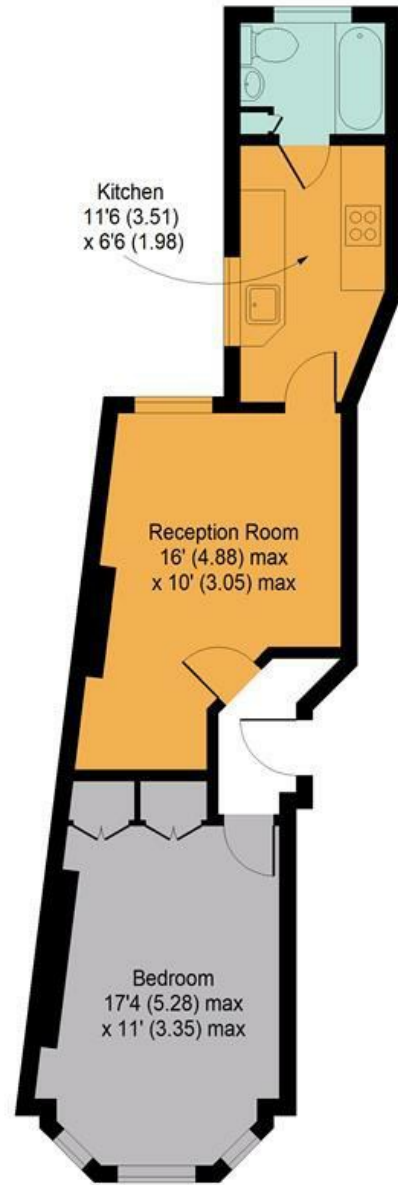




Thane Mansions

APPROX. GROSS INTERNAL FLOOR AREA 448 SQ FT / 41.6 SQ M



GROUND FLOOR

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows and rooms are approximate and no responsibility is taken for any error, omissions or misstatement. These plans are for representation purposes only as defined by RICS Code of Measuring Practice and should be used as such by any prospective purchaser. Specification no guarantee is given on the total square footage of the property if quoted on this plan. Any figure given is for initial guidance only and should not be relied on as a basis of valuation.



DAVIES & DAVIES ESTATE AGENTS

85 Stroud Green Road, Finsbury Park, London, N4 3EG

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www.daviesdavies.co.uk

16 THANE VILLAS

1 BEDROOM | 1 BATHROOM | FLAT



MATERIAL INFORMATION:

- > SHARE OF FREEHOLD
- > 996 YEAR LEASE
- > £0 GROUND RENT
- > £1440.00 SERVICE CHARGE
- > EPC D
- > COUNCIL TAX C

KEY FEATURES

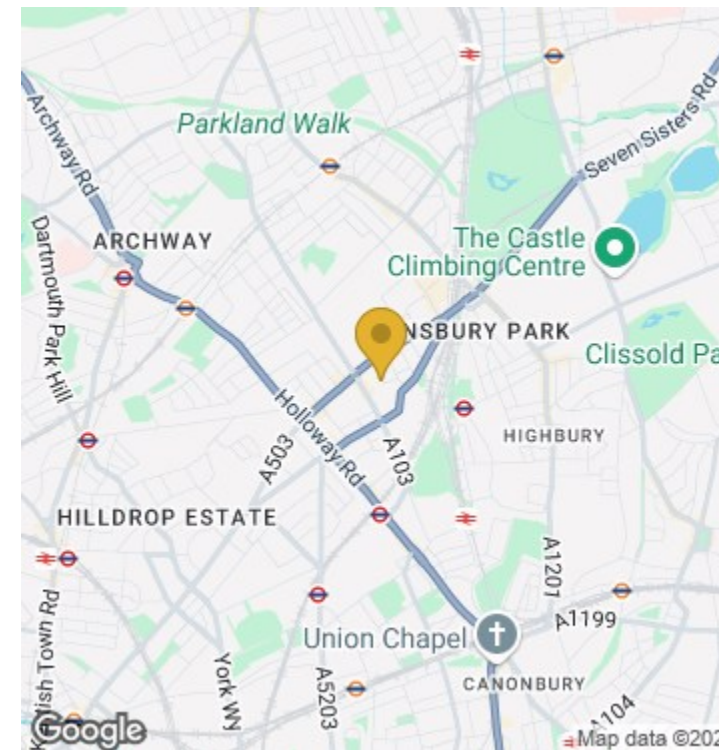
- 1 BEDROOM FLAT
- OFFERED CHAIN FREE
- SHARE OF FREEHOLD
- COMMUNAL GARDEN
- TRADITIONAL MANSION BLOCK
- 0.3 MILES TO FINSBURY PARK STATION

**YOURS FOR
£375,000**

Your spacious ground floor home awaits, awash with natural light and fresh, contemporary decor throughout. Located just off Seven Sisters Road and a mere 0.5 mile stroll from Finsbury Park Station, this charming one double bedroom home is perfect for the first time buyer and comes with access to a shared garden.

Surrounding Stroud Green, the star of our recent video, is bursting with high quality eateries and independent retail with a plethora of pubs competing to be your new local. Transport wise you are just minutes from Finsbury Park Station with excellent links to the City Centre. Check out our Neighbourhoods Guides for more tips on the local area.

**SEE MORE
PROPERTIES
ONLINE**



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			75
(81-91) B			
(69-80) C			
(55-68) D			58
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

Environmental Impact (CO ₂) Rating		Current	Potential
Very environmentally friendly - lower CO ₂ emissions			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not environmentally friendly - higher CO ₂ emissions			
England & Wales		EU Directive 2002/91/EC	

- BEDROOMS: 1
- BATHROOMS: 1
- RECEPTIONS: 1

