



House - Detached

Wickliffe Avenue Finchley London N3 3EL

£1,750,000

Council Tax Band: G

FEATURES

- 5 Bedrooms
- 2 Reception Rooms
- Open Plan Kitchen/Reception Room
- 3 Bathrooms
- Office/Gym
- Recently Refurbished
- Off Street Parking For 2-3 Cars
- South Facing Garden



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5 Bedroom House - Detached located in London

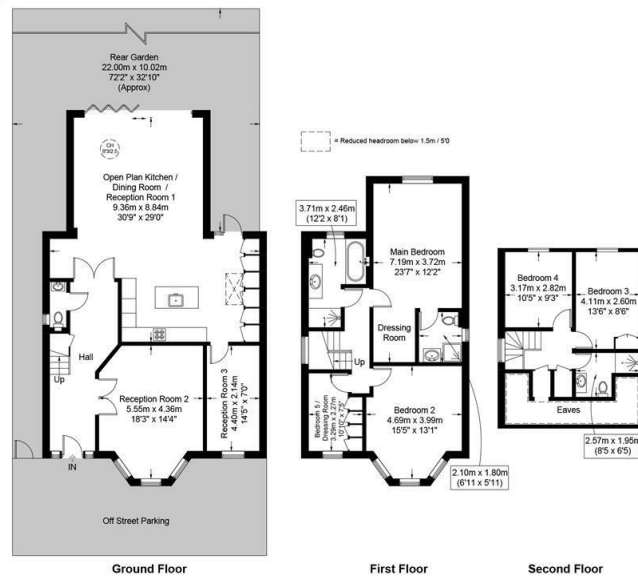
A contemporary and recently refurbished 5 bedroom family home offering the perfect blend of space, comfort, and style. This detached house is arranged over 3 floors and boasts 2,328 sq ft of accommodation, providing ample room for a growing family or those who love to entertain. The ground floor presents a generous open plan kitchen/family room with bi-folding doors leading onto a spectacular south facing garden and patio, second reception room, study and a guest W/C. The upper floors consists of 5 bedrooms and 3 bathrooms including the principal bedroom with dressing area and en-suite shower room, 4 further bedrooms, family bathroom and an additional shower room. Additional benefits include off street parking for 2-3 cars, integrated Sonos sound system and a utility area. Wickliffe Avenue is located just a short distance (0.8 miles) from Finchley Central Station (Northern Line) along with access to the beautiful Windsor Open Space Park at the bottom of the road. Council Tax: Band G



Wickliffe Avenue, N3

Approximate Gross Internal Area = 2328 sq ft / 216.3 sq m

Restricted Height = 83 sq ft / 7.7 sq m



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		81
(69-80) C	67	
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

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PRIME | PERSPECTIVES

This plan is for layout guidance only and is not drawn to scale unless stated. All dimensions, including windows, doors, and the Total Gross Internal Area (GIA), are approximate. For precise measurements, please consult a qualified architect or surveyor before making any decisions based on this plan.



Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements.

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