



Mayflower Lodge, Wetherill Road, London N10 2SH

welcome to

Mayflower Lodge Wetherill Road, London

Conveniently located in a quiet residential street, close to local shops, and within a mile of the delightful Muswell Hill Broadway, this well-planned one bedroom apartment is situated on the ground floor of a small residential development designed for the Over-55s.

Wetherill Road is a residential street situated approximately half a mile north of the iconic Muswell Hill Broadway. The location is great for commuters with easy access to the A1 and A406 North Circular Road, multiple bus routes and Tube/rail access via Bounds Green (Piccadilly), East Finchley (Northern) tube stations and New Southgate (Great Northern- just 10 minutes away) which offer great access to the City and West End and beyond.

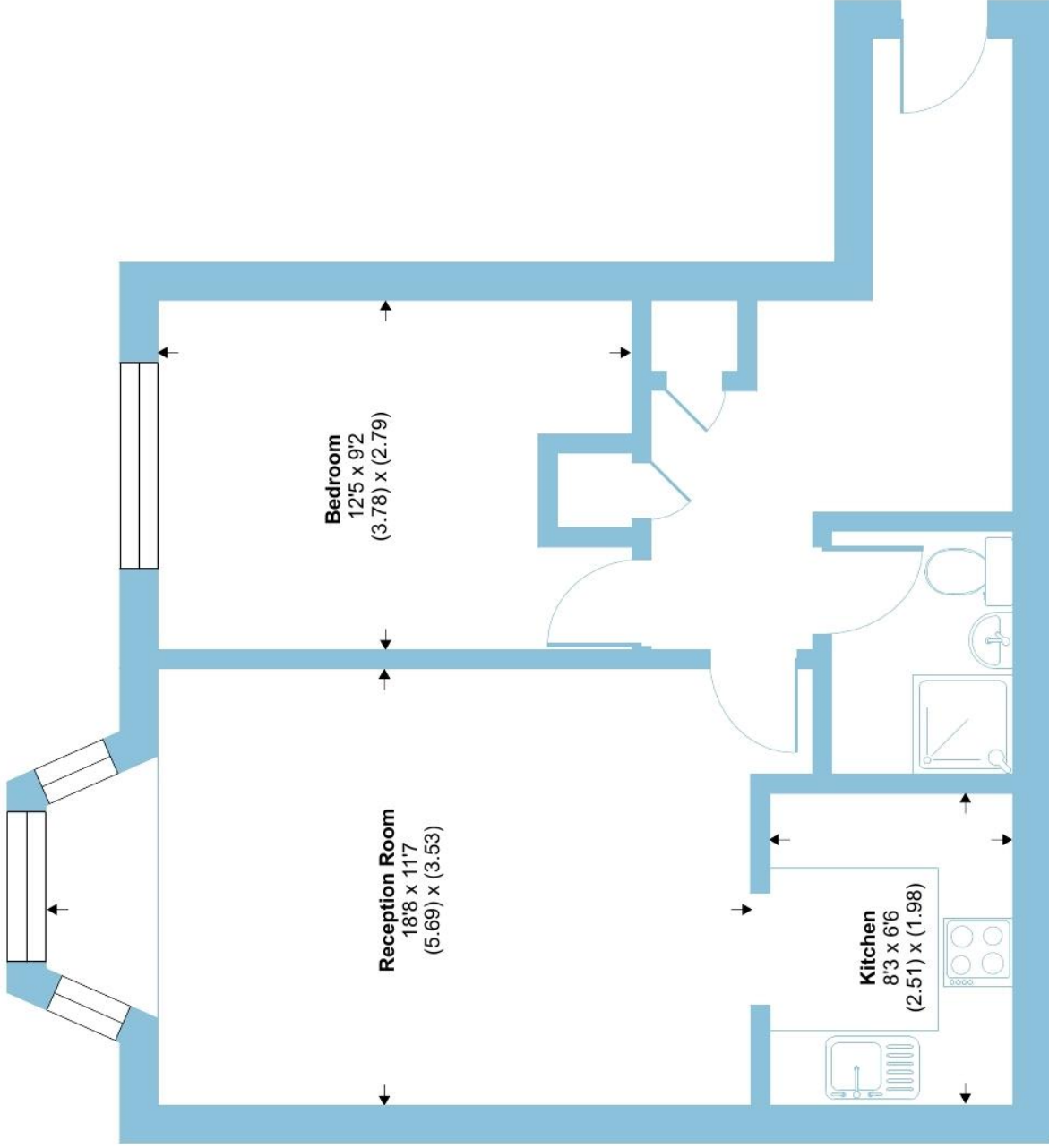
For those that enjoy the outdoors there are many large parks and woodlands to be explored with fantastic local facilities including Alexandra Palace, known locally as Ally Pally, Muswell Hill golf club and Muswell Hill Methodist tennis club.



Wetherill Road, London, N10

Approximate Area = 534 sq ft / 49.6 sq m

For identification only - Not to scale



GROUND FLOOR



Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © nchecon 2023. Produced for Barnard Marcus. REF: 1069042



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Mayflower Lodge Wetherill Road, London

- Spacious Lounge
- Separate Fitted Kitchen
- Double Bedroom
- Shower Room
- Communal Garden & Parking

Tenure: Leasehold

EPC Rating: C

£235,000



Please note the marker reflects the postcode not the actual property

view this property online barnardmarcus.co.uk/Property/MUH105426

This is a Leasehold property with details as follows; Term of Lease 125 years from 12 Feb 1988. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.



Property Ref:
MUH105426 - 0003

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