



Gilson Place, London N10 1BF

welcome to
Gilson Place, London

A bright and spacious top floor one bedroom apartment that has been immaculately maintained by its current owner, benefiting from oak flooring and bespoke window shutters. The flat offers an open plan living kitchen area, double bedroom and bathroom.

Further benefits include direct access to a large loft area providing a lot of storage space as well as an allocated, private parking space,

Located in the Gilson Place development to the north of Muswell Hill, the property is within a short bus ride, or a 15-20 minute walk, of the flourishing Muswell Hill Broadway with its extensive selection of small shops, cafes, restaurants and supermarkets. There is easy access to East Finchley and Highgate Northern Line stations and Bounds Green for the Piccadilly Line. Bus routes to Whetstone, Finsbury Park, Brent Cross and the City.

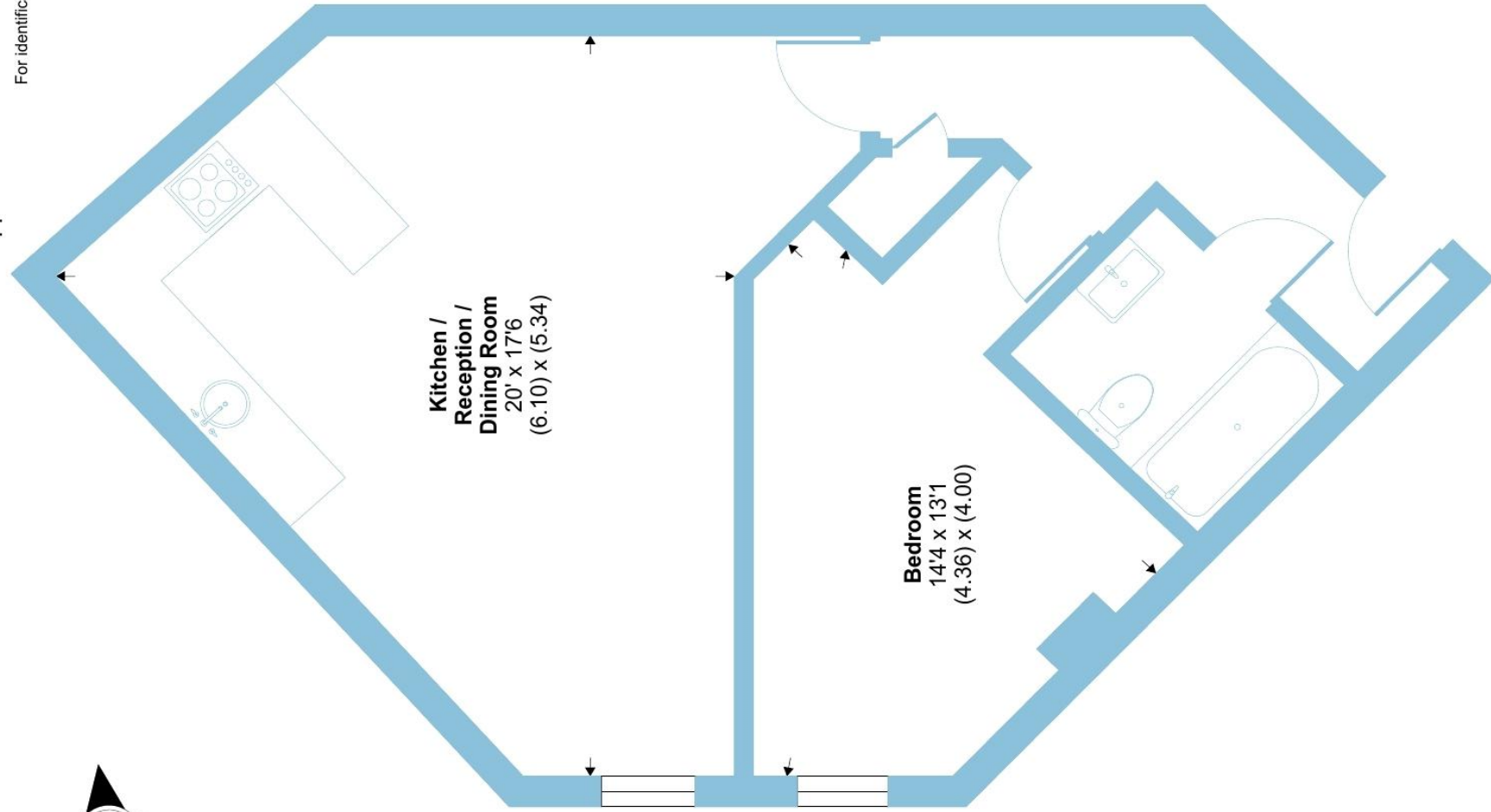
Coppetts Road is well located for access to several sought-after schools which have been rated 'outstanding' by Ofsted, this includes Coppetts Wood Primary school, Our Lady Muswell RC Primary School, and Coldfall Primary school, as well as The Compton Secondary school and Wren Academy.



Coppetts Road, London, N10

Approximate Area = 517 sq ft / 48 sq m

For identification only - Not to scale



THIRD FLOOR



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, incorporating International Property Measurement Standards (IPMS2 Residential). © nñhecom 2025. Produced for Barnard Marcus. REF: 1369119

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- Top floor
- One bedroom
- Bright and spacious
- Allocated parking space
- Access to loft storage

Tenure: Leasehold EPC Rating: B

Council Tax Band: C Service Charge: £1732.00

Ground Rent: £250.00

This is a Leasehold property with details as follows; Term of Lease 125 years from 01 Jan 2008.
Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.

£325,000



Please note the marker reflects the postcode not the actual property

view this property online barnardmarcus.co.uk/Property/MUH106196



Property Ref:
MUH106196 - 0004

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.

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barnard marcus



020 8444 4215



MuswellHill@barnardmarcus.co.uk



262 Muswell Hill Broadway, Muswell Hill,
London, N10 3SH



barnardmarcus.co.uk