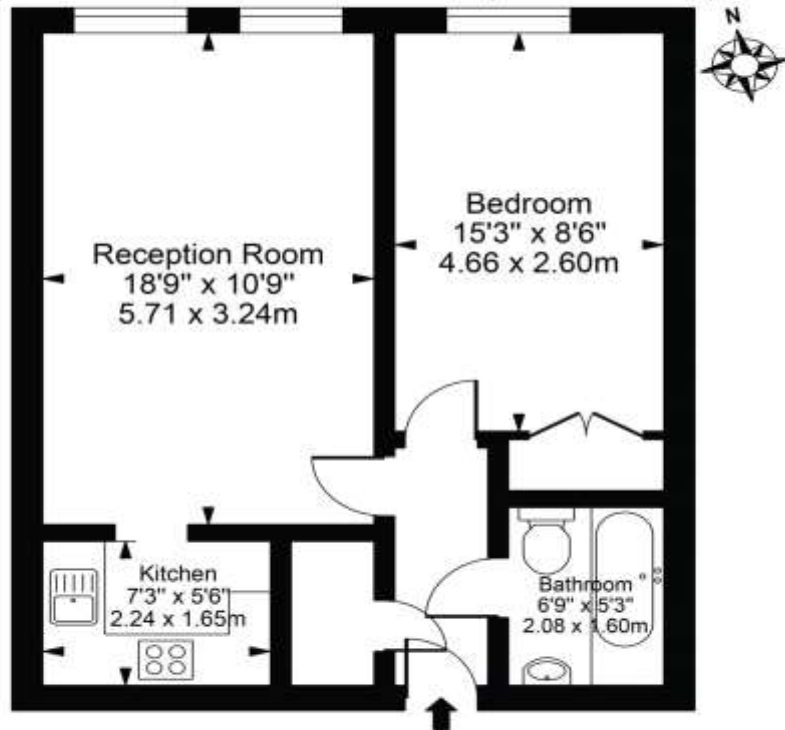




Homan Court, Friern Watch Avenue, London, N12 9HW

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Friern Watch Avenue, N12 9HW
Approx. Gross Internal Area 497 Sq Ft - 46.20 Sq M



Second Floor

For Illustration Purposes Only - Not To Scale

This floor plan should be used as a general outline for guidance only and does not constitute in whole or in part an offer or contract. Any intending purchaser or lessee should satisfy themselves by inspection, searches, enquiries and full survey as to the correctness of each statement. Any areas, measurements or distances quoted are approximate and should not be used to value a property or be the basis of any sale or let.

welcome to Homan Court, Friern Watch Avenue, London,

- Warden Assisted
- Light and Bright Accommodation
- Lift to Second Floor
- Retirement Apartment for Over 60s
- Close to Local Shops and Cafes

Tenure: Leasehold

EPC Rating: C

Council Tax Band: D

£200,000



An ideal home for a retiree looking to live in delightful Friern Watch Avenue close to High Road & local amenities. On the 2nd floor, this bright & spacious apartment benefits from one large bedroom boasting tasteful accommodation.

In a desirable, tree lined road, we are delighted to offer a one bedroom retirement apartment very close to the Town Centre, Beautifully presented with spacious reception room leading to a separate kitchen and a fully tiled bathroom with shower over the bath, this 2nd floor flat would make a very comfortable home for someone wishing to downsize.

Situated conveniently within walking distance of a supermarket, the local shops and cafes in High Road, North Finchley, Also nearby, open green spaces of Friary Park, the A1000 road network, local buses with routes to local towns and Woodside Park Tube (Northern Line) to access London.

view this property online barnardmarcus.co.uk/Property/NFY107537

This is a Leasehold property with details as follows; Term of Lease 125 years from 01 Nov 1988. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.



Property Ref:
NFY107537 - 0003

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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