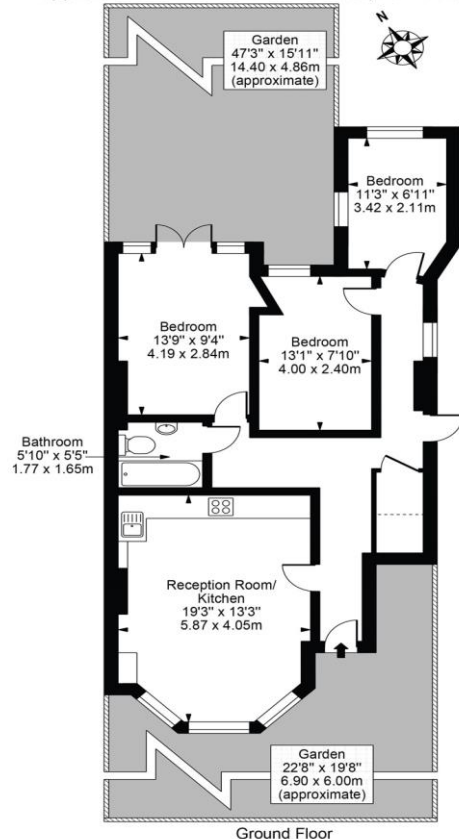




Woodside Lane, London, N12 8RB

Woodside Lane, N12 8RB
Approx. Gross Internal Area 803 Sq Ft - 74.57 Sq M



Ground 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 Woodside Lane, London,

- Three Bedroom Ground Floor Period Conversion
- Private Front & Rear Garden
- Share Of Freehold
- Woodside Park Tube Station 0.5 Miles
- Sold Chain Free

Tenure: Leasehold

EPC Rating: E

£600,000



A rarely available three bedroom ground floor period conversion situated in the heart of North Finchley and is in close proximity to multiple shopping facilities, restaurants and desired schools with Woodside Park Tube Station located 0.5 miles away.

This Edwardian period conversion is approached via its own front garden which can be converted to driveway with off street parking. Upon entering the welcoming entrance hall you will find the open plan bay fronted kitchen/dining room, the fitted family bathroom and three good-sized bedrooms. The 47ft long rear garden is accessed via the master bedroom. There is potential to extend further into the garden subject to the necessary planning consents.

view this property online barnardmarcus.co.uk/Property/NFY107412

This is a Leasehold property with details as follows; Term of Lease 125 years from 04 Dec 2015. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.



Property Ref:

NFY107412 - 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.

Barnard Marcus is a trading name of Sequence (UK) Limited which is registered in England and Wales under company number 4268443, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.



barnard marcus



020 8446 4143



NorthFinchley@barnardmarcus.co.uk



814 High Road, North Finchley, LONDON, N12 9QY



barnardmarcus.co.uk