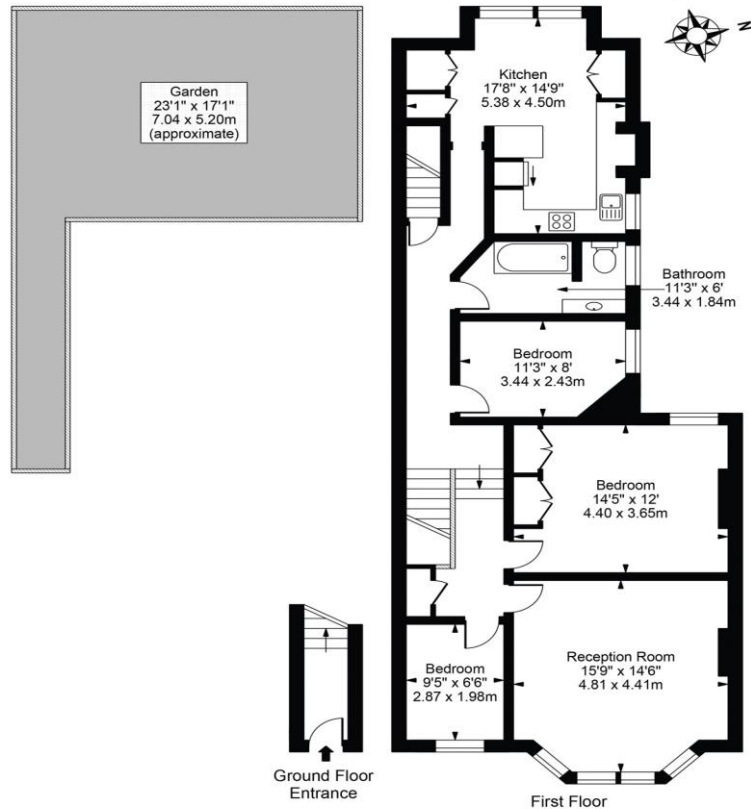




Stanhope Avenue, London, N3 3LX

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Approx. Gross Internal Area 1090 Sq Ft - 101.27 Sq M



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 Stanhope Avenue, London,

- Three Bedrooms
- Garden
- 0.5 miles away from Finchley Central Underground Station
- Fully Fitted Eat-In Kitchen
- First Floor

Tenure: Leasehold

FPC Rating: C

offers in excess of **£600,000**



Barnard Marcus are proud to bring to the market this three bedroom first floor maisonette, with access to the rear garden, offering spacious living accommodation and parking with resident permit and located in the catchment area of good rated schools.

The property comprises a fully fitted eat-in kitchen, a bright and spacious reception room, a family bathroom, two single bedrooms and one double bedroom.

Located 0.5 miles away from Finchley Central Underground Station and close to local shopping amenities, this home is ideal for families.

Must be seen!

view this property online [barnardmarcus.co.uk/Property/NFY107224](https://www.barnardmarcus.co.uk/Property/NFY107224)

This is a Leasehold property with details as follows; Term of Lease 999 years from 25 Dec 1996. 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:

NFY107224 - 0006

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.



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