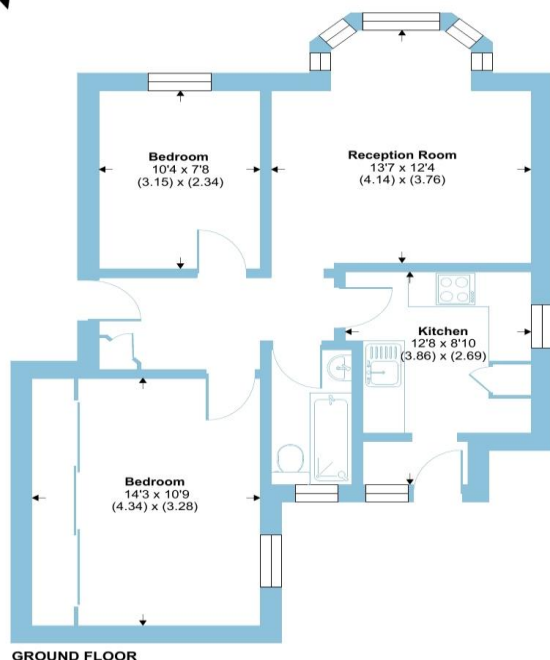




Parkwood Flats Oakleigh Road North, London N20 0RX

Parkwood Flats, Oakleigh Road North, London, N20

Approximate Area = 588 sq ft / 54.6 sq m
For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © ricscom 2024. Produced for Barnard Marcus. REF: 1197534



welcome to Parkwood Flats Oakleigh Road North, London

- Two Bedrooms Ground Floor Apartment
- Sold with a 125 year new lease
- Peaceful location

Tenure: Leasehold

EPC Rating: D

- 0.25 miles to Bethune Park
- New Southgate Mainline Station 0.7 Miles

offers in excess of **£300,000**



A spacious and bright ground floor two-bedroom apartment located within this peaceful location. Arnos Grove Piccadilly Line tube station 0.9 mile and New Southgate Mainline Station is 0.7 mile from the property making a journey to Central London around 30 mins. This property is sold with a 125 year new lease.

This apartment is located on the ground floor within this sought-after development boasts a wealth of features. Presented in good decorative order and having been well-maintained by the current owner. The property makes a great impression and is ready for its new buyer to move straight into, perhaps ideal for investors or first-time purchasers. Bethune Park is popular with local residents and is 0.25 miles away. On entering this home the entrance hall gives you a sense of comfortable living and gives access to a fitted kitchen incorporating integrated appliances, two double bedrooms, a contemporary bathroom and access to the communal gardens. This residence is well worth an internal inspection.

Dating back to the 15th Century, Whetstone originated in medieval times, and legend has it that the name stems from the stone that is placed outside of the Griffin Pub, where soldiers went to sharpen their swords before the Battle of Barnet. Whetstone is perfect for both commuters and families alike. Located in zone 4, Totteridge and Whetstone northern line tube station offers easy access in and out of the city and central London, whilst also being only moments away from open countryside.

view this property online barnardmarcus.co.uk/Property/WTS107140

This is a Leasehold property with details as follows; Term of Lease 125 years from 01 Jan 2025. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.



Property Ref:
WTS107140 - 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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