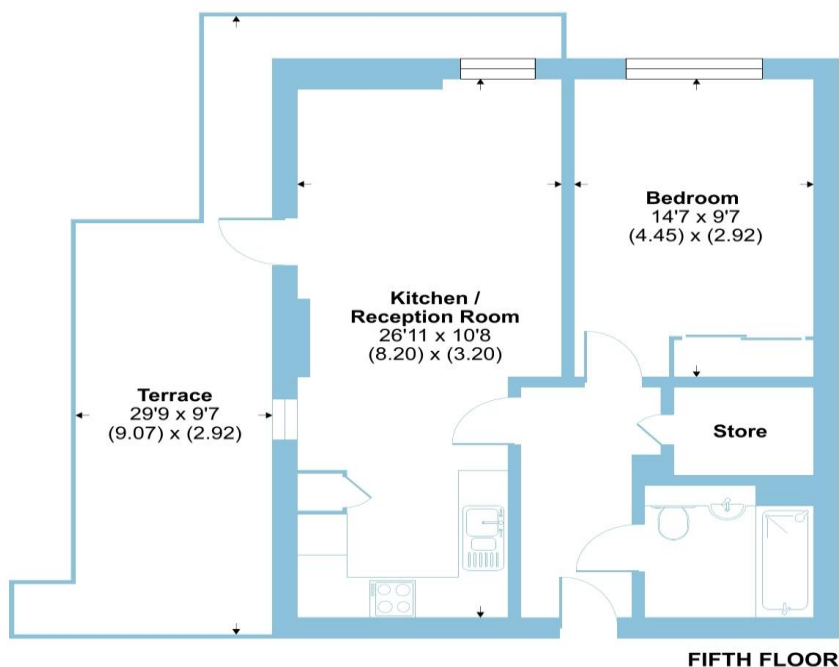




Attlee Court High Road, London N20 0BF

High Road, London, N20

Approximate Area = 552 sq ft / 51.2 sq m
For identification only - Not to scale



FIFTH FLOOR

Floor plan produced in accordance with RICS Property Measurement 2nd Edition, incorporating International Property Measurement Standards (IPMS2 Residential). © richcom 2024. Produced for Barnard Marcus. REF: 1218485

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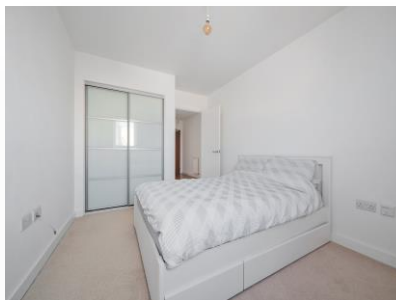
welcome to Attlee Court High Road, London

- One bedroom apartment
- Gated underground allocated parking
- 0.3 miles to Totteridge & Whetstone tube station
- West-Facing Balcony
- Communal Gardens

Tenure: Leasehold

EPC Rating: B

offers in excess of **£375,000**



Set on the 5th floor with lift access of this popular purpose-built apartment in the heart of Whetstone is this one-bedroom home. Externally this residence offers residents a communal terraced garden area and secure underground and one allocated parking bay that are approached by remote secure gates.

The entrance hall gives you immediate access to a luxury fitted bathroom, a good-sized bedroom. The property also has a fitted kitchen open plan to living area with access to your private west facing balcony with a scenic view into parts of Totteridge. Located on the High Road in Whetstone and just 0.3 miles from Totteridge & Whetstone Tube and 0.7 miles from Oakleigh Park Mainline Stations making this appealing to a property owner needing to commute into town and the many amenities on Whetstone High Road including Waitrose and M&S food hall.

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/WTS107215

This is a Leasehold property with details as follows; Term of Lease 125 years from 16 Apr 2018. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.



Property Ref:

WTS107215 - 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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