



 2
Bedrooms

 1
Bathroom

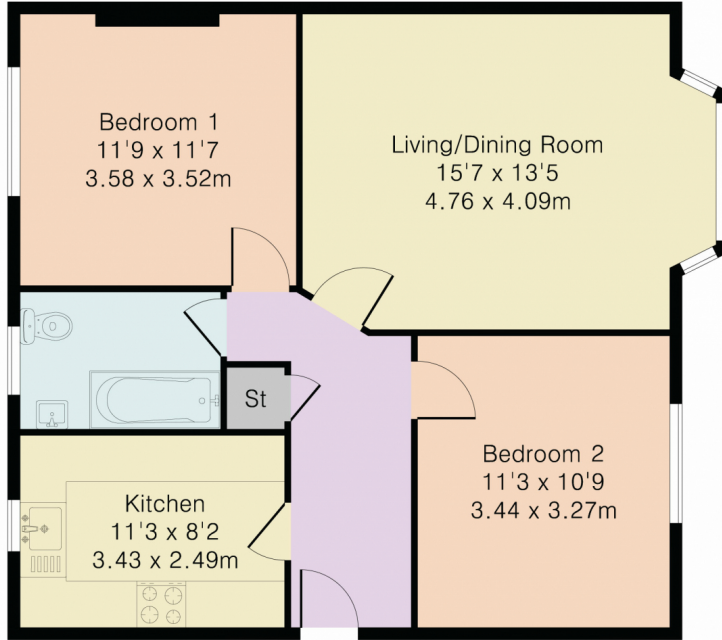




Addison Townsend are pleased to offer this newly refurbished flat for sale in Winchmore Hill located within 0.8miles of Southgate Underground Station and 0.7miles of Winchmore Hill Overground Station. The accomodation offers two double bedrooms, spacious reception room, kitchen and family bathroom. Further benefits include gas central heating, double glazed windows and storage. The property is situated within close proxomity to Southgate with its local shops, restaurants, amenities, bus routes and close proximity to Winchmore Hill Green and Grovelands Park. The property is being offered chain free.



Approximate Gross Internal Area 735 sq ft – 68 sq m



Second Floor

Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92+) A		
(81-91) B		
(69-80) C		80
(55-68) D	60	
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not energy efficient - higher running costs</i>		
England, Scotland & Wales		EU Directive 2002/91/EC

Address: Winchmore Hill Road, N21



Although Pink Plan Ltd ensures the highest level of accuracy, measurements of doors, windows and rooms are approximate and no responsibility is taken for error, omission or misstatement. These plans are for representation purposes only as defined by RICS code of measuring practise. No guarantee is given on total square footage of the property within this plan. The figure icon is for initial guidance only and should not be relied on as a basis of valuation.

