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trustworthy
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straightforward
honest *a breath of*
professional *fresh air*
accessible
friendly *dependable*
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Quotes taken from independent
Google reviews 2006 to 2016



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Chadwell Lane, Hornsey N8

£325,000 FOR SALE

Apartment

1 1 1



Chadwell Lane, Hornsey N8

£325,000

Description

CHAIN FREE A stunning one bedroom apartment set within Fyfe House the sought after New River Village development. The property benefits from a spacious open plan reception room opening onto a large private patio with river view, a modern kitchen, bright bedroom and contemporary bathroom. On-site facilities include a resident's gym with sauna and steam room and a 24 hour concierge service.

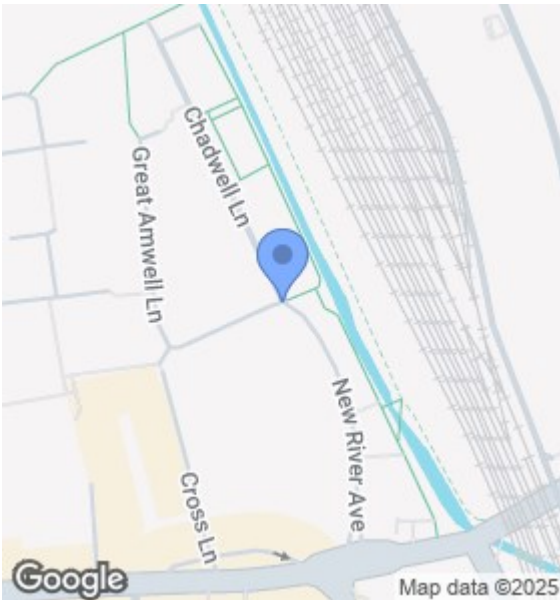
The development is undergoing some improvement works to some communal areas, which include; internal lighting upgrades, redecoration of communal areas, and new flooring in hallways (expected completion mid-end July 2025).

New River Village is Located within a few minutes walk of shops, bars and restaurants on Hornsey High Street and Crouch End Broadway. For easy transport into central London Hornsey train station and Turnpike Lane tube station (Piccadilly Line) are very close by.

Key Features

- One bedroom apartment
- Large open plan reception room
- Private patio
- Resident's gym with sauna and steam room
- 24 hour concierge service
- Close to Hornsey train station
- Viewings available from 27th December onwards

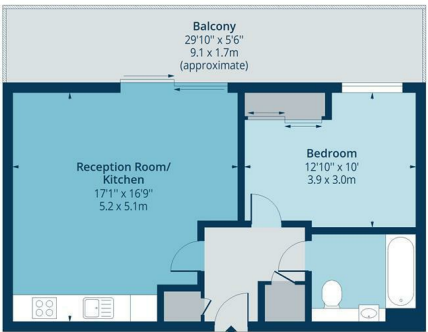
Tenure Leasehold
Lease Expires to be confirmed
Ground Rent to be confirmed
Service Charge to be confirmed
Local Authority 0
Council Tax



Floorplan

Fyfe Apartments

Approx. Gross Internal Area 508 Sq Ft - 47.19 Sq M
Approx. Gross Balcony Area 164 Sq Ft - 15.24 Sq M



Ground Floor
Floor Area 508 Sq Ft - 47.19 Sq M



Measured according to RICS IPMS2. Floor plan is for illustrative purposes only and is not to scale. Every attempt has been made to ensure the accuracy of the floor plan shown, however all measurements, fixtures, fittings and data shown are an approximate interpretation for illustrative purposes only. 1 sq m = 10.76 sq feet.
ipaplus.com

EPC

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

The Energy Performance Certificate (EPC) shows a property's energy efficiency and carbon emissions impact on a scale from 'A' to 'G', where 'A' is most efficient and 'G' least efficient. Better efficiency means lower energy costs. The EPC shows both the properties' current efficiency rating and its potential rating if all possible improvements were made.