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**Chadwell Lane, Hornsey N8**

**£2,200** FOR SALE

*Apartment - Purpose Built*

2 1 2



Chadwell Lane, Hornsey N8

£2,200 Per

Description

A beautifully presented, modern two-bedroom apartment located on the second floor of the sought-after Kinnear Apartments, part of the popular New River Village development. Finished to a high specification throughout, the property boasts bright, generously sized interiors and comprises two double bedrooms, a contemporary open-plan kitchen/reception room, a stylish main bathroom, and an en-suite shower room.

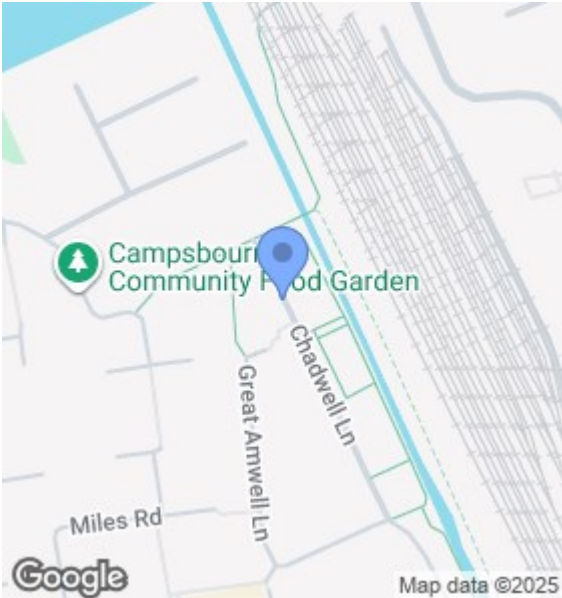
The apartment further benefits from two private balconies—accessible from both the reception room and the principal bedroom—as well as a secure underground parking space.

Residents enjoy access to excellent on-site amenities, including a fully equipped gym with sauna and a 24-hour concierge service.

Key Features

- Two private balconies
- Two bathrooms
- Underground parking space
- Residents gym & sauna
- Concierge service

|                 |                 |
|-----------------|-----------------|
| Tenure          | to be confirmed |
| Lease Expires   | to be confirmed |
| Ground Rent     | to be confirmed |
| Service Charge  | Haringey        |
| Local Authority | D               |
| Council Tax     |                 |



Floorplan

EPC

| Energy Efficiency Rating                    |                         |           |
|---------------------------------------------|-------------------------|-----------|
|                                             | Current                 | Potential |
| Very energy efficient - lower running costs |                         |           |
| (92 plus) A                                 |                         |           |
| (81-91) B                                   |                         |           |
| (69-80) C                                   |                         |           |
| (55-68) D                                   | 75                      | 81        |
| (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.