



1 Sambroke Square

New Barnet, EN4 9PL

£420,000



Welcome to 1 Sambroke Square

New Barnet, EN4 9PL

Welcome to this charming SECOND FLOOR 2 bedroom apartment located in the sought after of New Barnet. This delightful property boasts a modern interior throughout, offering a comfortable and stylish living space. The property boasts spacious reception room with a modern kitchen, spacious storage storage rooms, modern bathroom and allocated parking space. The apartment features two cosy bedrooms, ideal for a small family or as a guest room/home office combination.

One of the highlights of this property are the balconies, providing a lovely outdoor space to enjoy your morning coffee or unwind in the evening while taking in the surrounding views. Conveniently situated within walking distance to the New Barnet Shops and railway station, this apartment offers easy access to amenities and excellent transport links for those commuting to work or exploring the city.

Unexpired years lease: 117 years lease

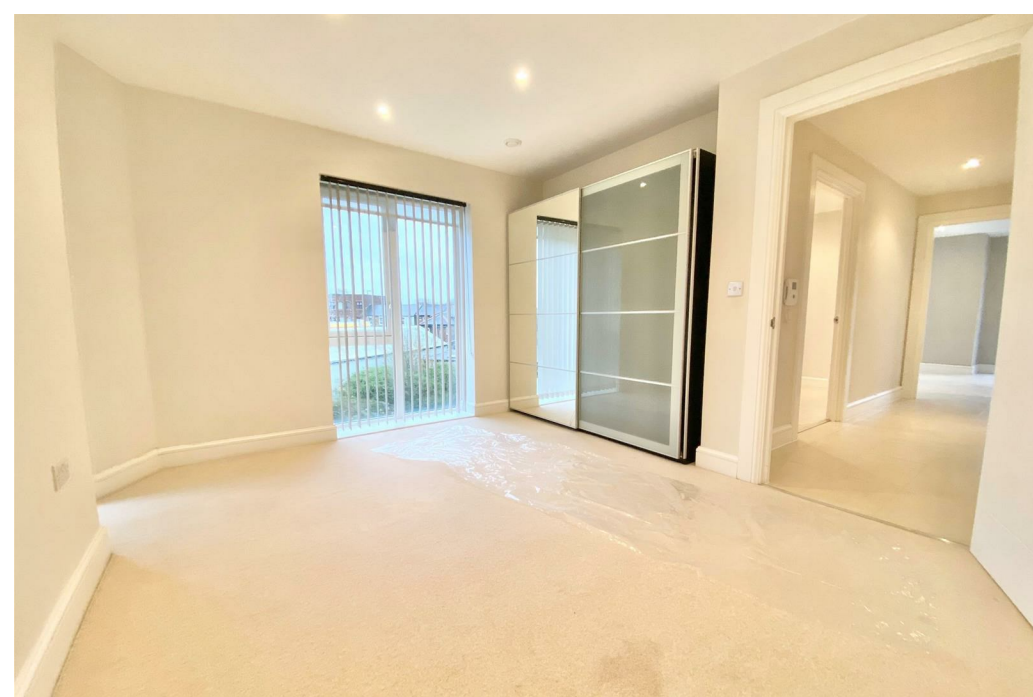
Service Charge: £2,000 per annum

Ground Rent: £150.00 per annum

Level: Second floor (LIFT EN-BLOC)

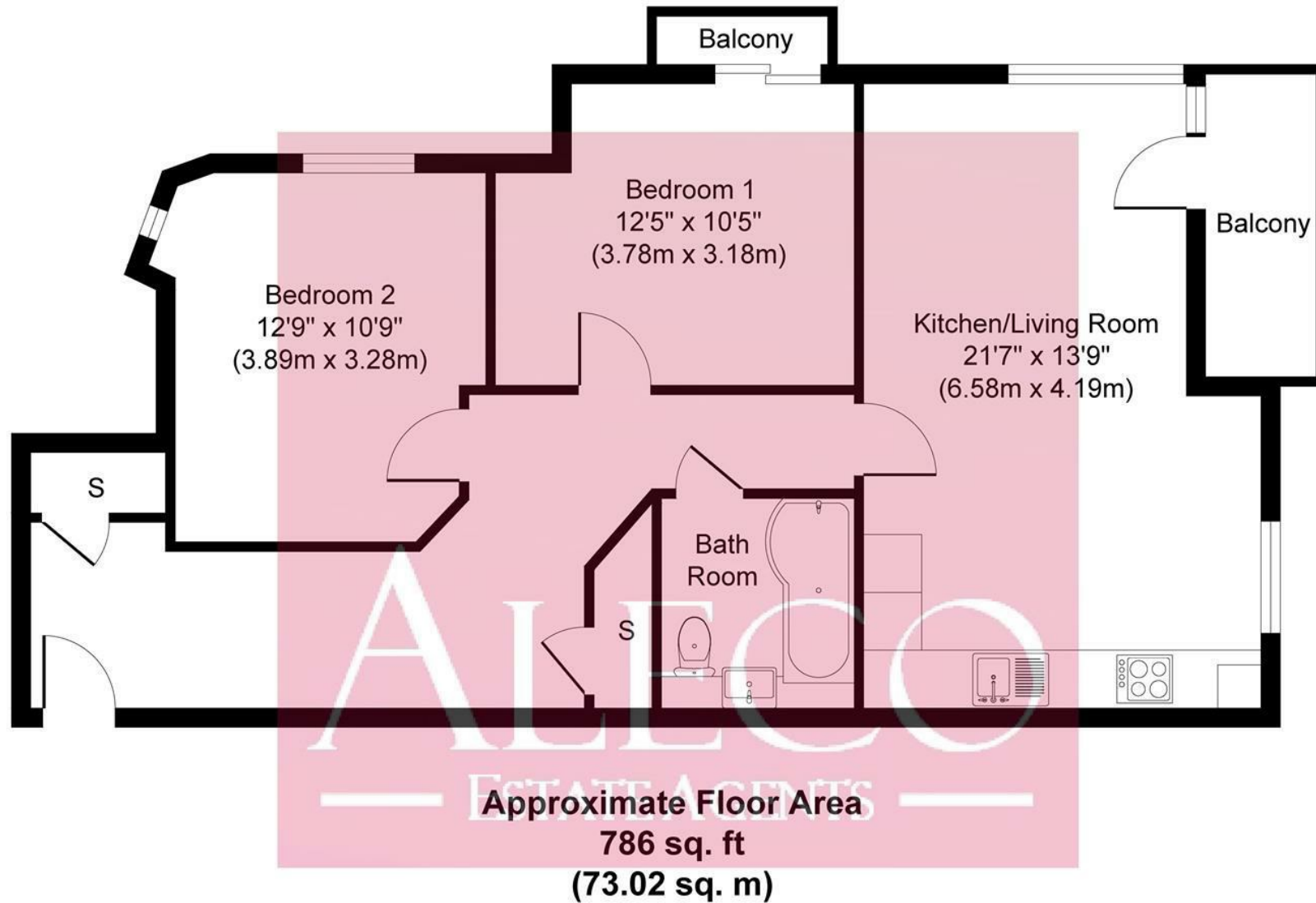








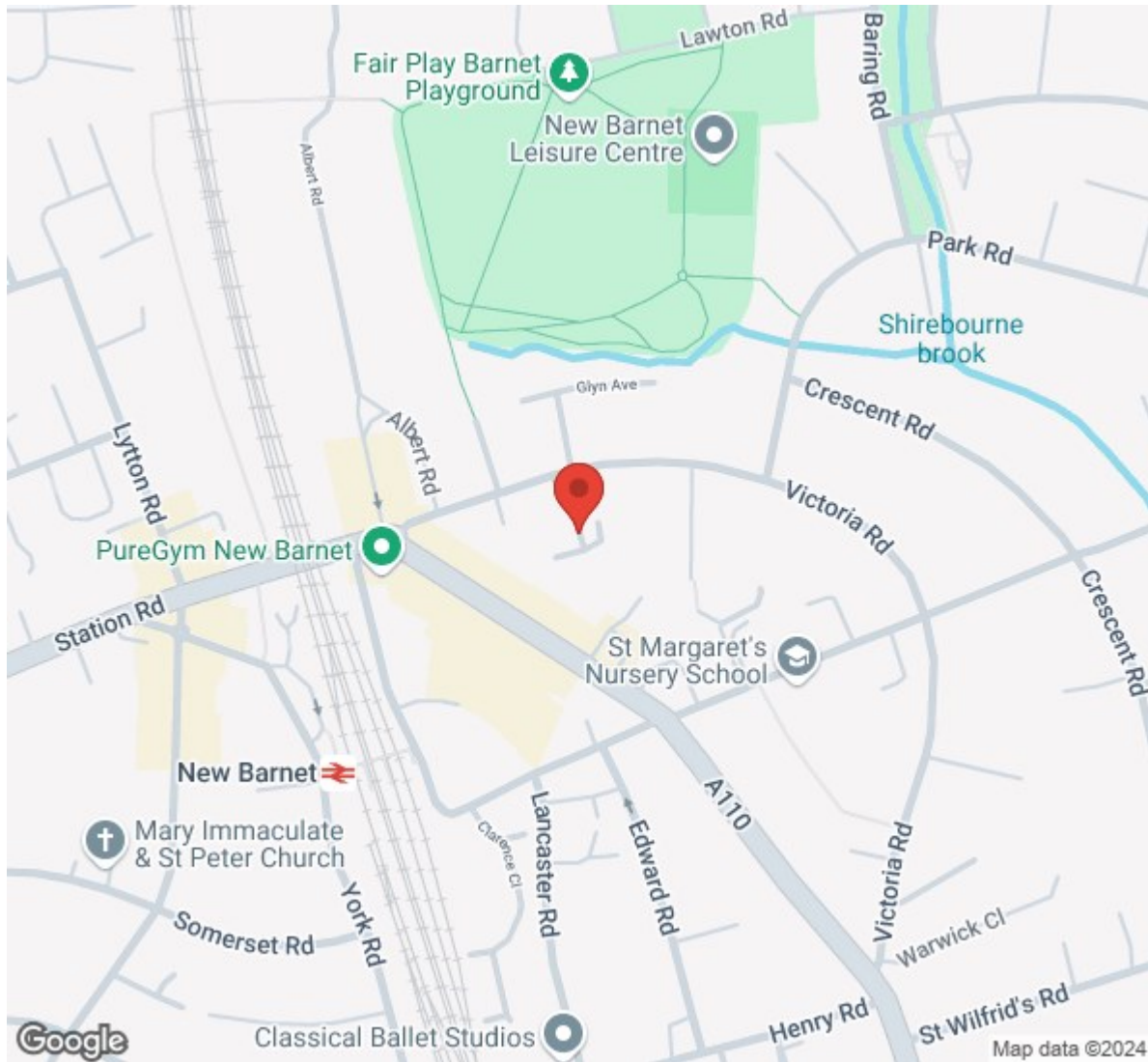
Floor Plan



Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. The measurements should not be relied upon for valuation, transaction and/or funding purposes. This plan is for illustrative purposes only and should be used as such by any prospective purchaser or tenant. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.

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Area Map



Viewing

Please contact our Aleco Estate Agents Office on **02084498808** if you wish to arrange a viewing appointment for this property or require further information.

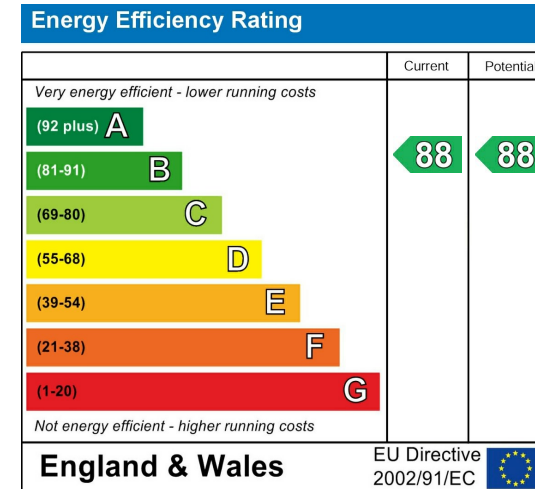
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Aleco Estate Agents

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