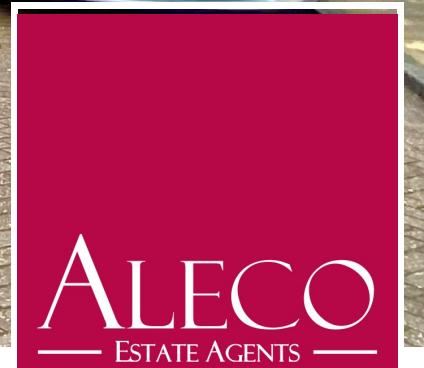




Clarence Close

New Barnet, EN4 8AD

Offers in excess of £300,000



Welcome to Clarence Close

New Barnet, EN4 8AD

Aleco Estate Agents are pleased to offer this spacious modern first-floor apartment set in a sought after private gated development, comprising a bright reception room, two double bedrooms, family bathroom and a separate fitted kitchen. The generously sized reception room provides plenty of space for dining and/or a home office.

The accommodation benefits further from a long lease, excellent additional storage, unallocated parking spaces and being offered on a chain free basis.

Clarence Close is superbly located to excellent transport links via New Barnet overground Station and the Northern Line via High Barnet station, also a number of shops, restaurants and cafes are close by as are the open green spaces of Victoria Park.

This property is ideal as an investment opportunity for a buy to let investor or for first-time buyer.

Tenure: LEASEHOLD

Level: First Floor

Unexpired years lease: 160 years lease

Service Charge: £189 per calendar month

Ground Rent: £0



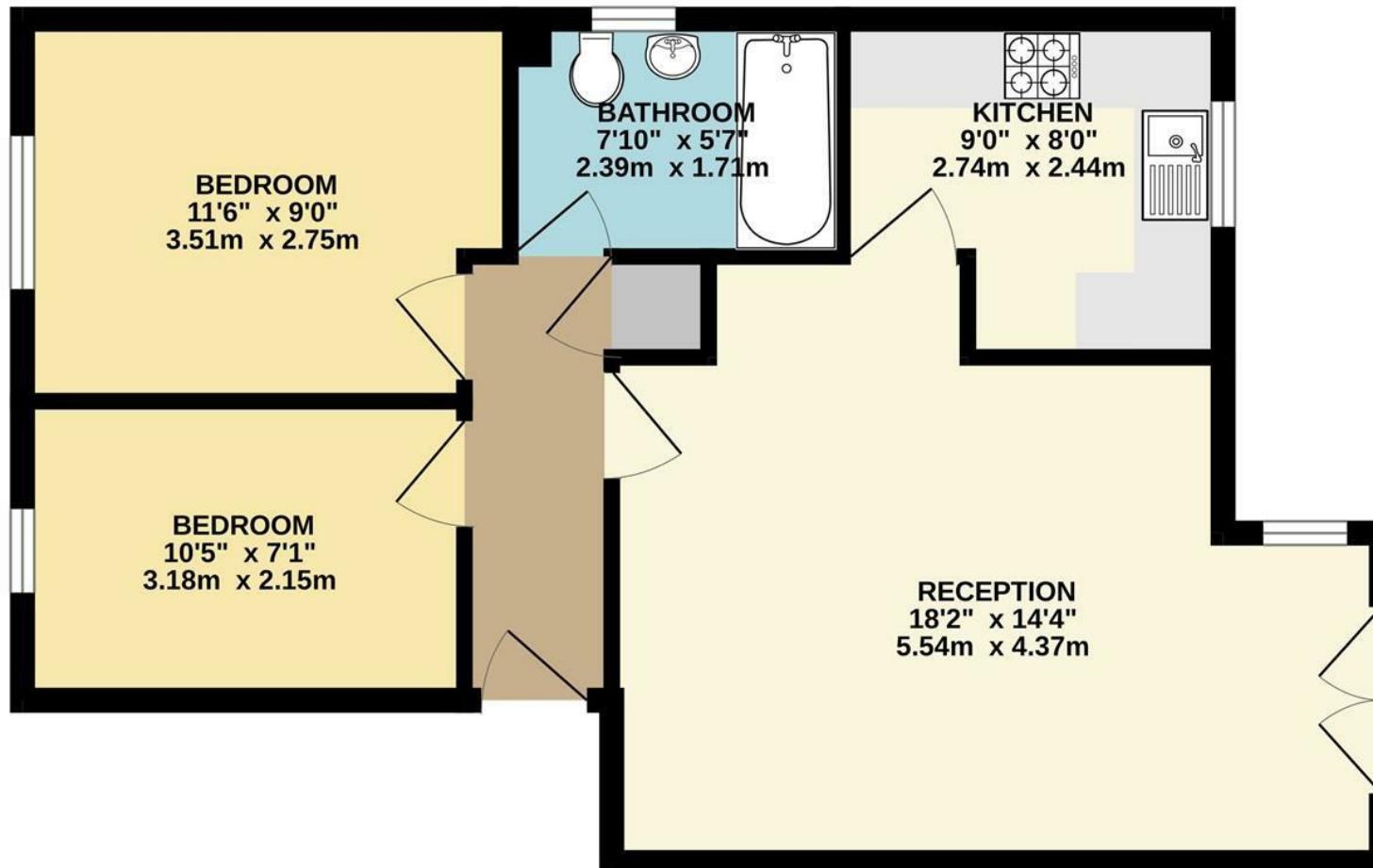






Floor Plan

1ST FLOOR
538 sq.ft. (50.0 sq.m.) approx.

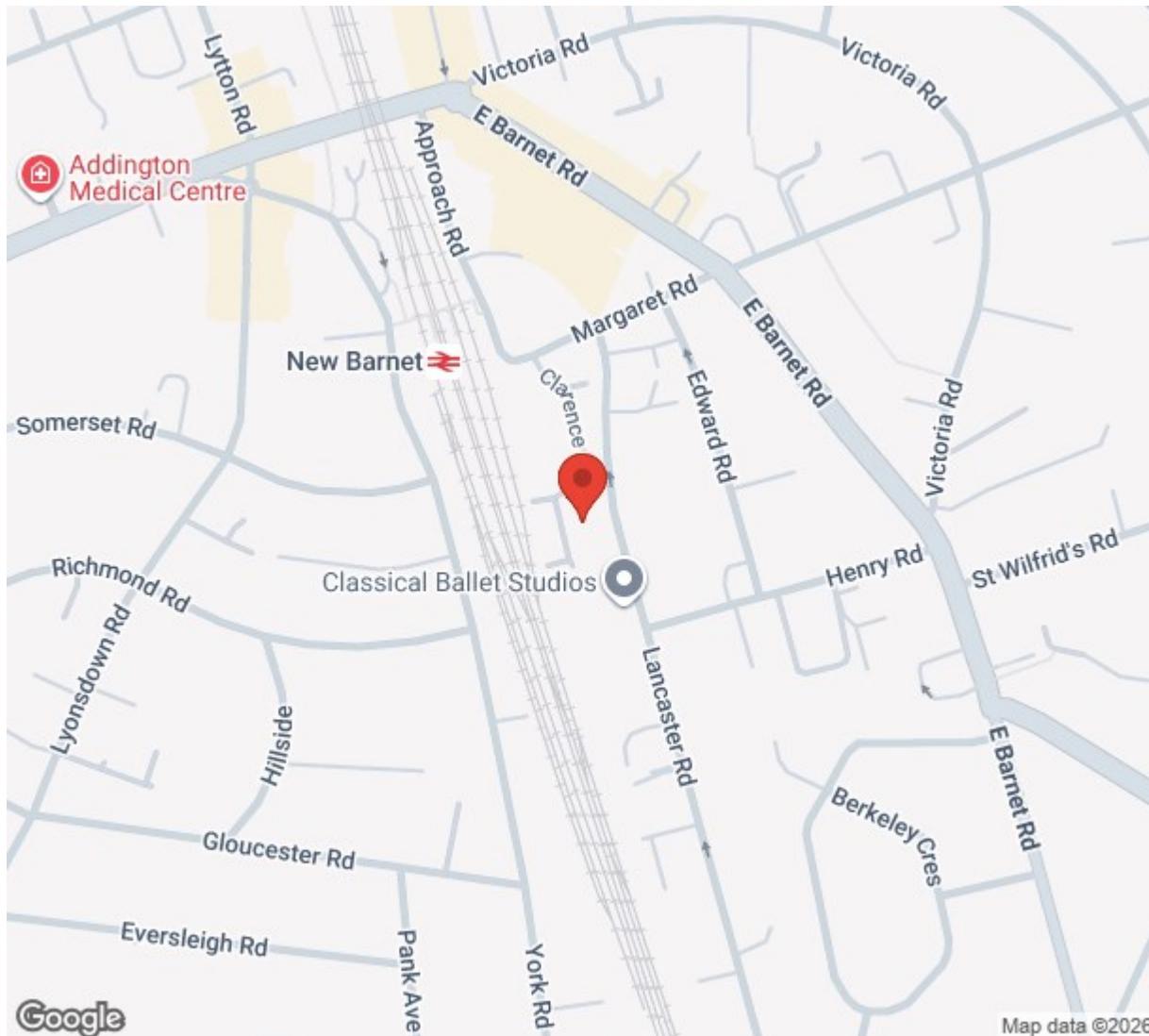


TOTAL FLOOR AREA : 538 sq.ft. (50.0 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan 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. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. 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.

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.

Aleco Estate Agents

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Energy Efficiency Graph

