

## Flat 28, 45, Fontaine Court High Street , London, N14 6LW

Jake Charles Property is excited to present this Two Bedroom Purpose-Built Flat, located in the highly desirable area of Southgate, N14.

This property features two spacious double bedrooms, a generous open-plan kitchen/reception area with a fitted kitchen, a three-piece family bathroom, and an en-suite bathroom accessible from the master bedroom. Additional benefits include gas central heating, double-glazed windows, and a private, secure allocated off-street parking space. This flat is an excellent opportunity for first-time buyers or investors alike.

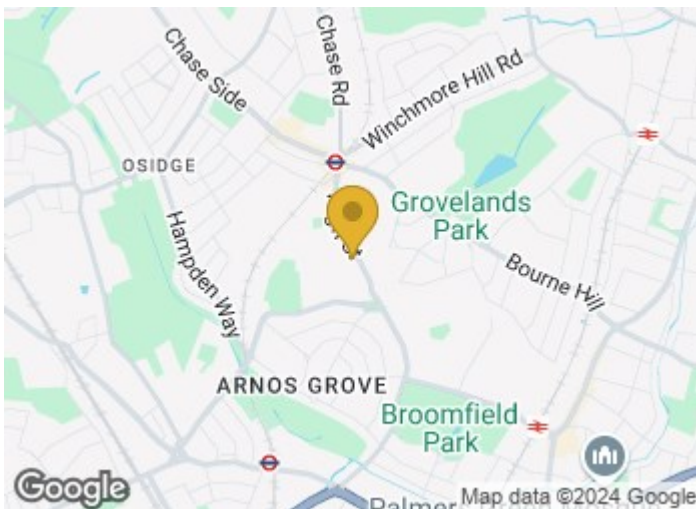
Situated in a fantastic location, the property is just a short walk from Southgate Tube/Bus Station (Piccadilly Line/Zone 4), making it ideal for commuters. The historic Cherry Tree Pub, built around 1695 and listed as Grade II, is nearby, along with the beautiful open spaces of Grovelands Park, N14, and Broomfield Park, N13. The area also boasts a variety of local amenities for everyday needs, as well as numerous pubs, bars, and restaurants for enjoyable evenings out. Additionally, it falls within the catchment area of highly rated schools (walker primary school and Ashmole Academy), making it an attractive option for families.

Asking price £375,000

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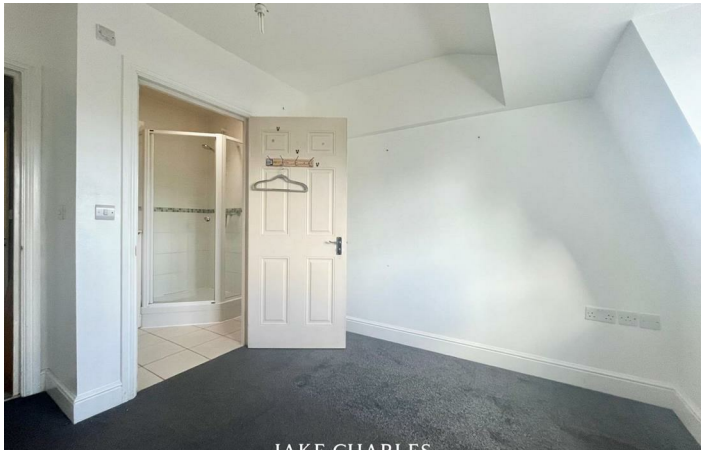


- Great Transport Links (Southgate Station Piccadilly Line / Zone 4)
- Two Bedroom Purpose Built Flat
- Double Glazed Throughout
- Private Allocated Off-Street Parking
- Gated Development
- Two Bathrooms
- Spacious Open Plan Kitchen - Reception Area
- Sought After N14 Location
- Tenure: Leasehold | Term Remaining: TBC
- Chain Free



[Directions](#)







# Floor Plan

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 firm's employment has the authority to make or give any representation or warranty in respect of the property.

