

4 EBONY COURT
THE WOODS
49 BISHOPS AVENUE
LONDON N2



Gross internal area (approx.)
2296 Sq ft (213 Sq m) Including Lift Shaft



Second Floor

Not to scale, for guidance only and must not be relied upon as a statement of fact. All measurements and areas are approximate only (and have been prepared in accordance with the current edition of the RICS Code of Measuring Practice).

Floor Plan by **capital group** 020 8671 7722



The Bishops Avenue, N2

A luxurious 2 bedroom apartment set behind security gates in a most prestigious newly built development in The Bishops Avenue.

Master bedroom with ensuite bathroom and dressing room, 2nd bedroom with ensuite bathroom, state-of-the-art kitchen with dining area, large lounge/dining room, terrace and a large storage room.

The development also boasts underground parking with direct lift access to the apartment, a gymnasium and swimming pool for use by the residents, access to landscaped communal gardens and 24 hour concierge.

Available unfurnished.

2 BEDROOMS; 2 BATHROOMS; LOUNGE/DINING ROOM; CLOAK ROOM; KITCHEN WITH DINING AREA; GYMNASIUM; INDOOR SWIMMING POOL; UNDERGROUND PARKING; SECURITY GATES; TERRACE; COMMUNAL GARDEN; LIFT; PORTER

£2,650 Per Week



Energy Efficiency Rating		Environmental Impact (CO ₂) Rating	
	Current	Potential	
Very energy efficient - lower running costs			Very environmentally friendly - lower CO ₂ emissions
(92 plus) A			(92 plus) A
(81-91) B			(81-91) B
(69-80) C			(69-80) C
(55-68) D			(55-68) D
(39-54) E			(39-54) E
(21-38) F			(21-38) F
(1-20) G			(1-20) G
Not energy efficient - higher running costs			Not environmentally friendly - higher CO ₂ emissions
England & Wales	EU Directive 2002/91/EC	85	84
		85	84

