

Castles



ASKING PRICE

£440,000

Avenue Road

Highgate, N6 5XP

Castles

PROPERTY SUMMARY

Set on a premier road on the Highgate side of Crouch End is this light and spacious, two-bedroom flat. Positioned on the second floor of this attractive purpose-built block benefitting from communal rear gardens and own garage. The property further comprises separate kitchen, bathroom, additional W.C and generous reception.

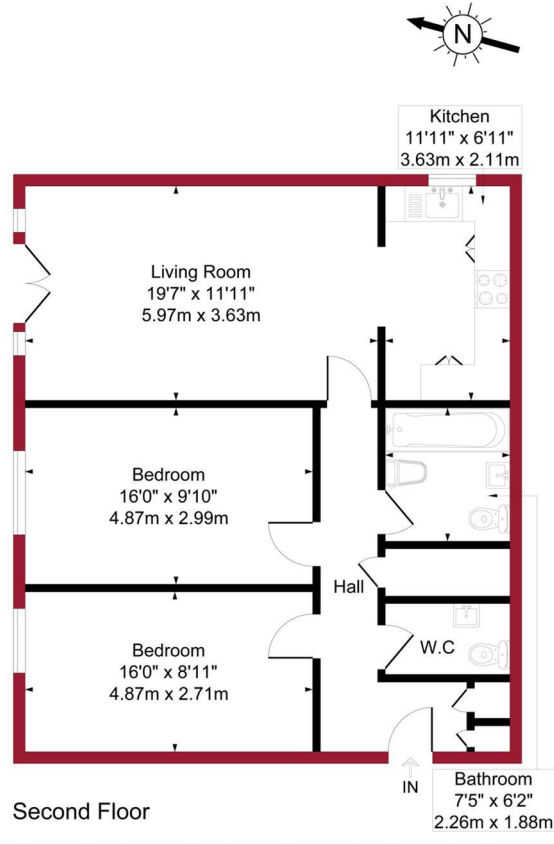
Ideally located within easy reach of both Crouch End Broadway and Highgate Village providing a vast array of retailer's and eateries. The property requires modernisation and will be sold on a chain free basis.

Lease: 55 years remaining (99 years from 25/12/1982) - currently being extended to 145 years
Current Service/Maintenance Charge: £1,799.16 per half year
Ground Rent: £136.00 per annum (increase to £204.00 December 2026)





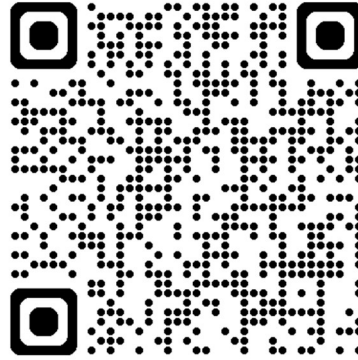
Knightswood Court, Avenue Road, London, N6 Approximate Gross Internal Area = 847 sq ft / 78.7 sq m



Floor plan produced in accordance with RICS Property Measurement 2nd Edition. Although Pink Plan Ltd ensures the highest level of accuracy, measurements of doors, windows and rooms are approximate and no responsibility is taken for error, omission or misstatement. These plans are for representation purposes only and no guarantee is given on the total square footage of the property within this plan. The figure icon is for initial guidance only and should not be relied on as a basis of valuation.



For a guide to the area please scan this code for more information



Flat - Second Floor
Leasehold
Council: Haringey
Council Tax Band: E

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements



OFFICE ADDRESS

12 Topsfield Parade
Crouch End
London
N8 8PR

OFFICE DETAILS

020 8348 5515
crouchend@castles.london
<https://www.castles.london>

