





## 188 Harringay Road, Haringey, London, N15 3HL

£780,000 Freehold

- Investment opportunity, arranged as two flats
- 2 Bedroom Ground floor flat
- 3 Bedroom 1st & 2nd floor flat
- EPC Rating D for Both Flats
- Council Tax Band C for Both Flats

### EPC Rating 'D'

Chain free, Semi detached! Hane Estate Agents offer a rare Freehold investment opportunity. Currently arranged as two self contained flats, comprising of a ground floor 2 bedroom garden flat with a separate living room, kitchen and bathroom, and a 3 bedroom first and second floor flat with a separate living room, kitchen, bathroom and separate WC. The property also appeals to families looking for a versatile property that can be used in varying configurations to suit their individuals requirements. The property is situated close to Turnpike Lane Piccadilly Line Underground and the many amenities of Green Lanes and Turnpike Lane. The property is currently tenanted producing a total income of £39,000 pa. The property can be sold vacant possession. Council Tax Band C EPC



GF Flat & 1st & 2nd Floor Harringay Road, Haringey, London N15 3HL

Total Area: 179.3 m<sup>2</sup> ... 1930 ft<sup>2</sup>

All measurements are approximate and for display purposes only.

**Hane Estate Agents**

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**Contact Us**

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Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and 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