



## Marlborough House Green Lanes, London, N4 2NJ £2,400 Per month



A well-proportioned two-bedroom top-floor flat located on the third floor of Marlborough House, ideally positioned on Green Lanes and just moments from Manor House Underground Station.

The property offers approximately 742 sq ft of accommodation and features a practical layout comprising a separate fitted kitchen, a generous separate living room, and two double bedrooms. The kitchen also provides direct access to a private balcony, offering useful outdoor space.

The flat benefits from double-glazed windows throughout, providing good natural light and additional insulation. Its separate kitchen and reception room make the property particularly suitable for professional sharers, couples or a small family seeking spacious accommodation with clearly defined living areas.

Marlborough House is exceptionally well located for transport connections, with Manor House Underground Station approximately one minute's walk away, providing convenient access to the Piccadilly line and wider London transport network.

- Two-bedroom top-floor flat (Third-floor – no lift access)
- Approximately 742 sq ft of accommodation
- Private balcony accessed from the kitchen
- Double-glazed windows throughout
- Excellent range of shops, cafés, restaurants and local amenities nearby
- Two spacious double bedrooms
- Separate fitted kitchen
- Separate living/reception room
- Next to Manor House Underground Station

