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responsive transparent*

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Alington House, Alexandra Gate, Hornsey, N8
£2,350pcm **LET AGREED**

Apartment - Purpose Built

 2  1  2

PhilipAlexander Estate Agents
52 High Street, Hornsey
London N8 7NX

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Alexandra Gate, N8

£2,350pcm

Description

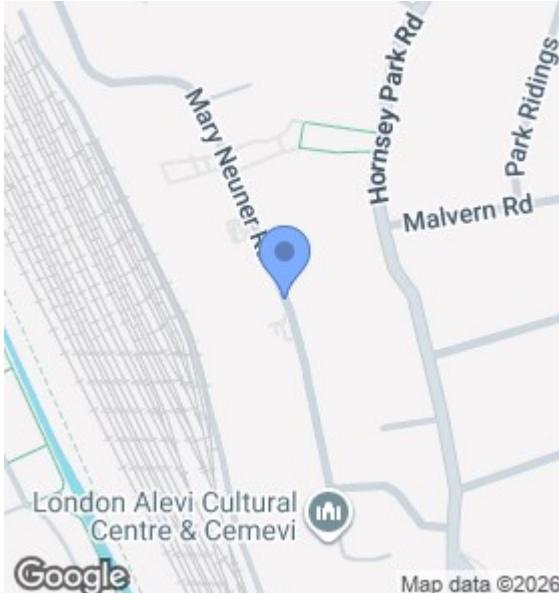
A stunning two bedroom, two bathroom apartment located in Hornsey's luxury development, Alexandra Gate, N8. This contemporary apartment is positioned in Alington House and benefits from beautiful views from a private terrace.

Alexandra Gate is ideally located within easy walking distance of excellent transport links, including Alexandra Palace and Hornsey train stations, as well as Wood Green and Turnpike Lane Underground stations, offering swift connections to King's Cross, the City, and the West End.

Residents also benefit from outstanding on-site amenities, including:

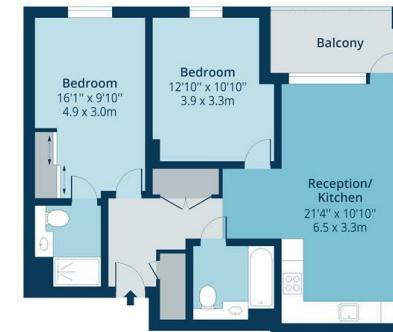
Key Features

Tenure	to be confirmed
Lease Expires	to be confirmed
Ground Rent	to be confirmed
Service Charge	Haringey
Local Authority	D
Council Tax	



Floorplan

Allington House, N8
Approx. Gross Internal Area 778 Sq Ft - 72.28 Sq M



Sixth Floor

Floor Area 778 Sq Ft - 72.28 Sq M



Measured according to RICS IPMS®. Floor plan is for illustrative purposes only and is not to scale. Every attempt has been made to ensure the accuracy of the floor plan shown; however all measurements, fixtures, fittings and data shown are an approximate interpretation for illustrative purposes only. 1 sq m = 10.76 sq feet.
ipapius.com

EPC

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A	86	86
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

The Energy Performance Certificate (EPC) shows a property's energy efficiency and carbon emissions impact on a scale from 'A' to 'G', where 'A' is most efficient and 'G' least efficient. Better efficiency means lower energy costs. The EPC shows both the properties' current efficiency rating and its potential rating if all possible improvements were made.