


est 1979

 Jeremy  
Leaf & Co.



Spencer Close, London, N3

£499,950

- Two Double Bedrooms
- Spacious Dining and Living Room
- Own Garage
- 0.4 miles to Finchley Central (Northern Line) tube
- Lift Access and Porter Service
- Two Bathrooms (One En-suite)
- Balcony overlooking Communal Gardens
- Off-street Parking
- Share of Freehold
- Council Tax Band G

863 High Road, London, N12 8PT  
020 8446 4295

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# Spencer Close, London, N3 3TX

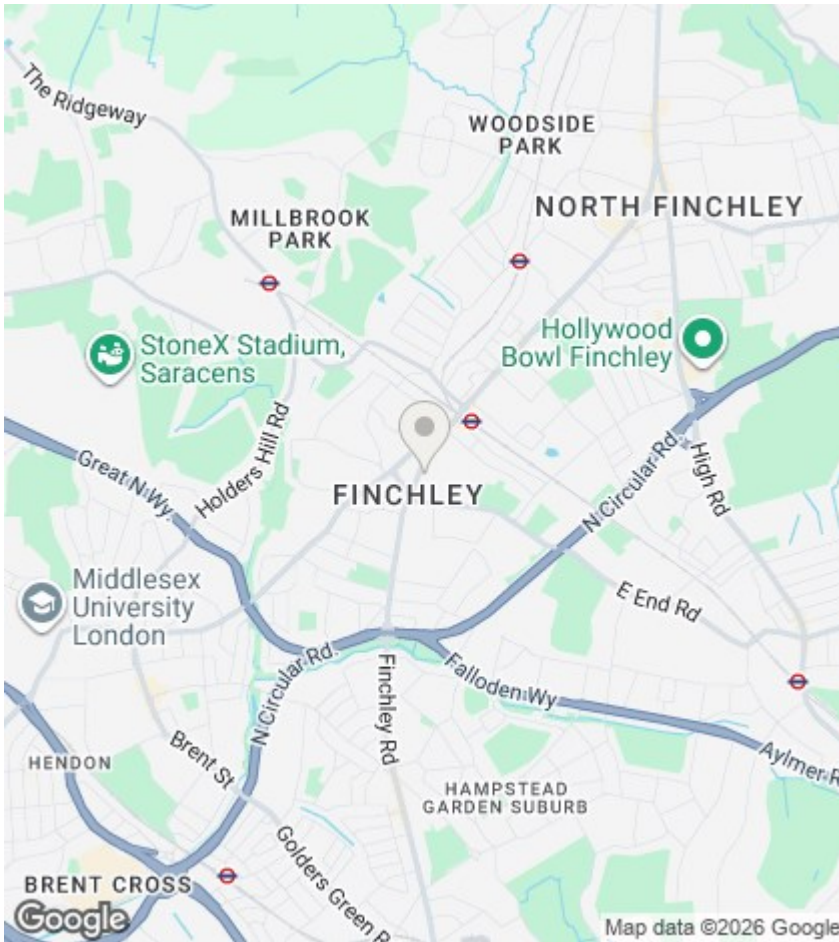
Set over approximately 1,000 sq. ft., this well-proportioned two double bedroom, two bathroom (one en-suite) apartment offers generous internal accommodation throughout. The property is located within a secure purpose-built block, approximately 0.5 miles from Finchley Central, providing convenient access to local transport links and amenities. Further features include a private balcony, porter service, lift access, entry phone system, landscaped communal gardens, a private garage, and a communal water softener. Viewing is highly recommended.



Council Tax Band: G







### Directions

### Viewings

Viewings by arrangement only. Call 020 8446 4295 to make an appointment.

### EPC Rating:

C

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) <b>A</b>			
(81-91) <b>B</b>			
(69-80) <b>C</b>		75	77
(55-68) <b>D</b>			
(39-54) <b>E</b>			
(21-38) <b>F</b>			
(1-20) <b>G</b>			
Not energy efficient - higher running costs			
<b>England &amp; Wales</b>		EU Directive 2002/91/EC	

