

est 1979

Jeremy  
Leaf & Co.



Manor Park Road, East Finchley, London

£500,000

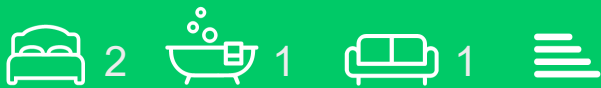
- 2 Bedrooms
- Spacious Open Plan Kitchen/Living Room
- Close To Local Amenities
- Viewings Are Highly Recommended
- 1 modern Shower Room
- Full Gas Central Heating
- Easy Access To Transport

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# Manor Park Road, East Finchley, London, N2 0SL

Located on the highly desirable Manor Park Road, this two-bedroom ground floor flat offers a fantastic opportunity for buyers seeking a high-quality property in a prime North London postcode. The ground floor features an expansive reception room that serves as a versatile space for both everyday living and entertaining. Large windows create an exceptionally bright atmosphere that carries through to the well-equipped kitchen and modern family bathroom. Positioned just off East Finchley High Road, the property is perfectly placed for the area's independent shops, the historic Phoenix Cinema, and the green open spaces of Cherry Tree Wood. For those commuting, East Finchley Underground provides a direct route into the West End and the City in under 20 minutes. The property also falls within the catchment area for several "Outstanding" rated primary and secondary schools, making it an excellent long-term investment.



Council Tax Band: D



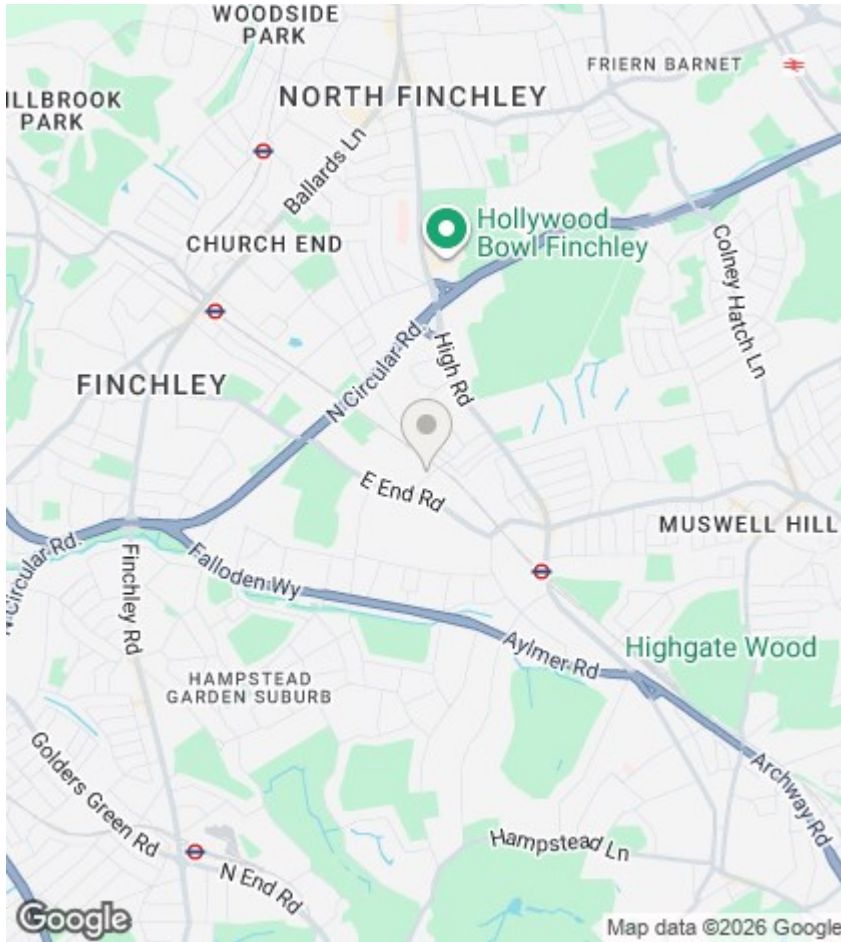


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### Directions

### Viewings

Viewings by arrangement only. Call 020 8444 5222 to make an appointment.

### EPC Rating:

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>			
(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	

