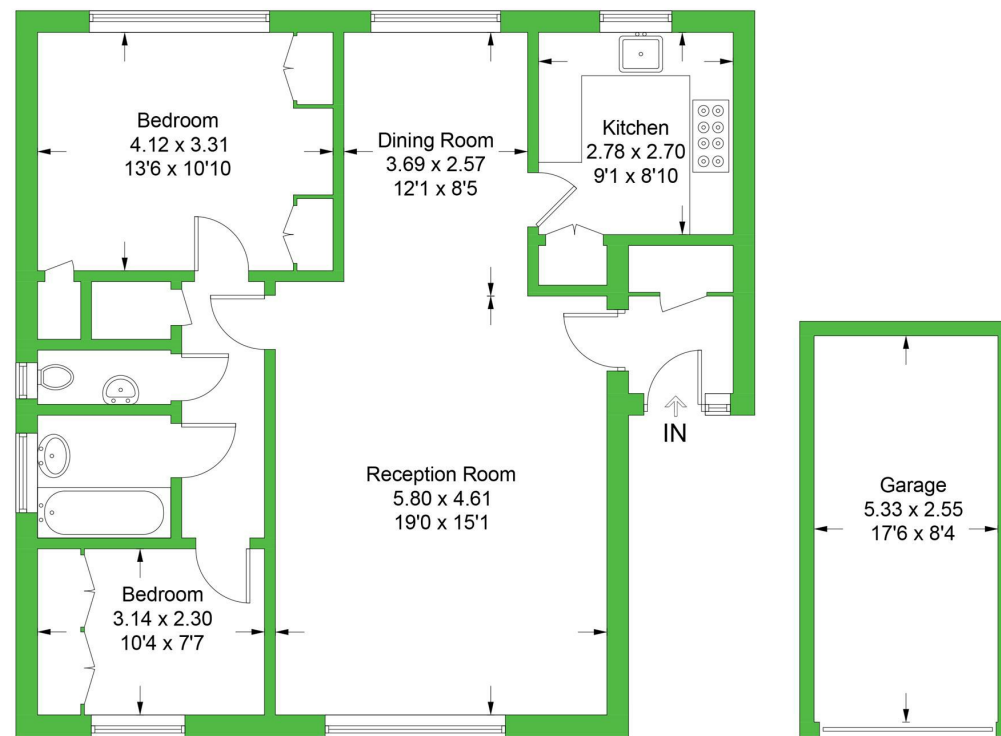


Flat 3 The Pines Chase Road London, N14 4EX

Approximate Gross Internal Area = 83.5 sq m / 899 sq ft
Garage = 13.6 sq m / 146 sq ft
Total = 97.1 sq m / 1045 sq ft



First Floor

(Not Shown In Actual Location / Orientation)

Illustration for identification purposes only, measurements are approximate, not to scale. floorplansUsketch.com © (ID1111854)



The Pines, Oakwood, N14

Paul Simon is delighted to present this spacious two double bedroom first floor apartment with a private garage, ideally positioned directly opposite Oakwood Underground Station (Piccadilly Line).

This well-proportioned property offers a bright and spacious living room, two generous double bedrooms, a fully fitted kitchen, a separate dining room, a family bathroom, an additional separate WC, a private garage, and beautifully maintained communal gardens.

Ideally located within easy reach of excellent local amenities, a variety of shops, highly regarded schools, and superb transport links, this apartment is perfectly suited to both owner-occupiers and investors alike.

The property is offered chain free and benefits from a share of the freehold. The current service charge is approx £1,800 per annum, which includes the building insurance, and there is no ground rent.

£415,000

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D	66	70
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	



Paul Simon Estate Agents
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Photographs are for illustration purposes and may depict items not included in the sale. If you have any queries relating to fixtures and fittings please refer to your legal advisor. These particulars provide an approximate description of the property. Accuracy is not guaranteed. Our description or mention of any appliances or services is not to be taken as guarantee that they are in working order. Purchasers are advised to make their own enquiries.

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Features

- ★ Two Double Bedrooms
- ★ First Floor Flat
- ★ Double Glazed
- ★ Separate W.C
- Family Bathroom
- Fully Fitted Kitchen
- ★ Close to Local Amenties
- ★ Access to Private Garage
- ★ Large Living Room
- ★ Opposite Oakwood Station
- Access to Communal Gardens
- Available Now!