

Elmshurst Crescent, London, N2 0LP

£2,350 pcm

We offer a well presented and to be fully painted ground floor spacious 3 bedroom flat to rent (2 double, 1 large single) comprises a spacious bright living room, modern kitchen, bathroom with separate toilet, good storage, gas central heating and double glazing. The flat is offered part Furnished. 15 mins walk to East Finchley tube (Northern line zone 3) Available beg September. , close to good/outstanding primary and secondary schools. Not suitable for sharers. EPC C, Council Tax C

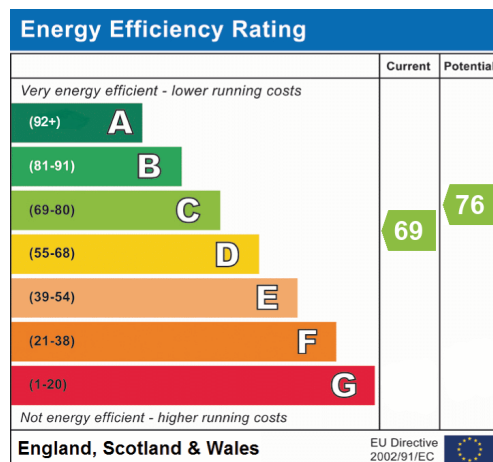


- Gas Central Heating
- Part Furnished
- Good EPC rating C
- Spacious Flat
- Double Glazing
- To be Completely Painted
- Good Council Tax Band C
- Dishwasher









When you are considering a property we recommend that you instruct a surveyor to ensure the property is in sound structural order and that equipment, fitting, services, etc are in working order and/or fit for their purpose and a solicitor to verify tenure and title of the property. We can give no assurances in this regard nor can we verify accuracy of measurements or distance.

**Jeremy Leaf & Co.,** for themselves and for their client, whose agent they are, give notice that:

- Under the terms of the Anti Money Laundering Act 2007, intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your coöperation in order that there will be no delay in agreeing the sale.
- These particulars do not constitute any part of an offer or a contract.
- All statements contained in these particulars are made without responsibility on the part of Jeremy Leaf & Co or their client.
- None of the statements contained in these particulars is to be relied upon as a statement, warranty or representation of fact.
- Please note we have not tested the services or any of the equipment or appliances in this property, accordingly we strongly advise prospective buyers to commission their own survey or service reports before finalising their offer to purchase.
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