

Mercian Lodge, Lankaster Gardens, N2

£295,000

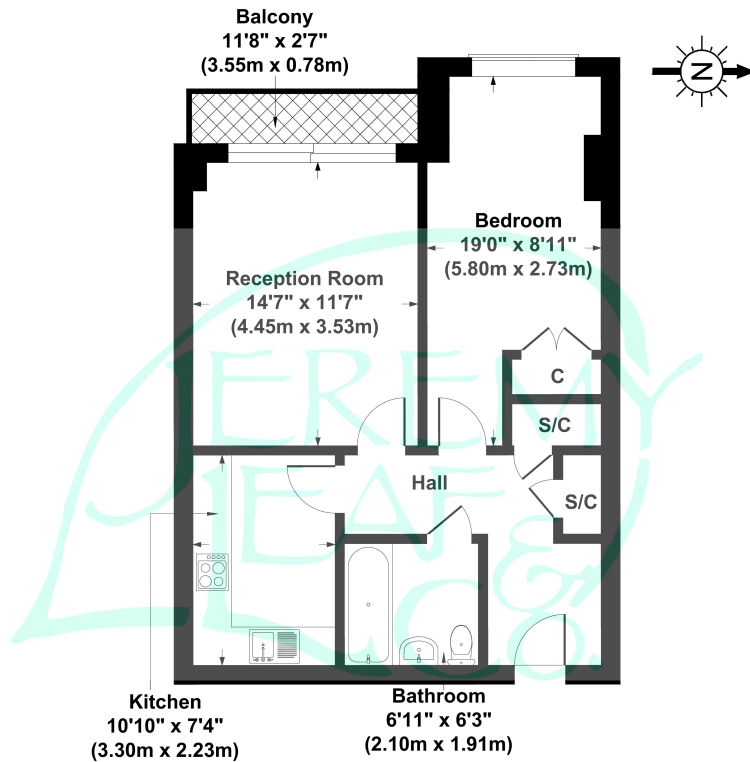
A well presented one bedroom second floor purpose built balcony flat situated in this popular modern development. The property comprises spacious reception room with own balcony, 19 ft double bedroom, fitted kitchen with integrated appliances and modern bathroom. The block benefits from secure underground parking and lift. Situated close to shops and bus routes East Finchley tube is approx. one mile. Offered chain free.



- Spacious Reception Room
- Long Lease
- 19' Bedroom
- Chain Free
- Long lease
- Modern Fitted Kitchen
- Balcony
- Underground Secure Parking
- Lift
- 580 sq ft







Second Floor
Mercian Lodge, London, N2
Gross Internal Area 581 sq ft / 54 sq metres
 Not to Scale. Produced by The Plan Portal 2023
For Illustrative Purposes Only.

Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92-100) A		
(81-91) B	82	82
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not energy efficient - higher running costs</i>		
England, Scotland & Wales	EU Directive 2002/91/EC	

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