

Hertford Court, High Road, East Finchley, N2

£350,000

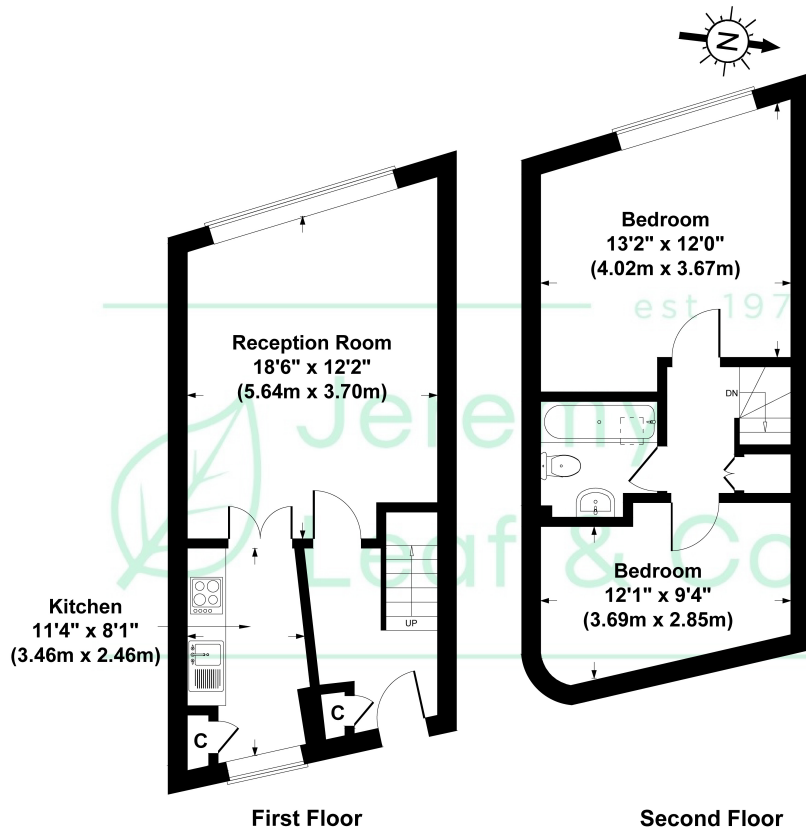
A spacious two double bedroom first and second floor purpose built duplex flat situated above shops, close to the junction of Hertford Road and High Road. Convenient for local shops, bus routes, and within approximately 0.5 mile of East Finchley tube (Zone 3) and Cherry Tree Wood. Chain free, featuring two double bedrooms, spacious reception room, long lease, Gas Central heating and double glazed windows. New roof in May 2023. Excellent investment/ first time buy.



- Two Bedrooms
- Chain Free
- Gas Central Heating
- Council Tax Band - C
- New Roof May 2023
- Duplex
- 151 Years Lease
- Ideal First Time Buy/Rental Investment
- Service Charge £1700 pa







Hertford Court, London, N2
Gross Internal Area 689 sq ft / 64 sq metres
 Not to Scale. Produced by The Plan Portal 2024
For Illustrative Purposes Only.

Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92+) A		
(81-91) B		
(69-80) C	75	76
(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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