



New Ash Close, N2

£350,000

- 2 Bedrooms
- Easy access to transport
- Service charge £1,835 Per Annum
- Lease term: (147 remaining)
- Close to local amenities
- Loft Space 500 Square Feet Floor Space
- Ideal for first-time buyers
- Viewings are highly recommended!

New Ash Close, East Finchley, N2 8DQ

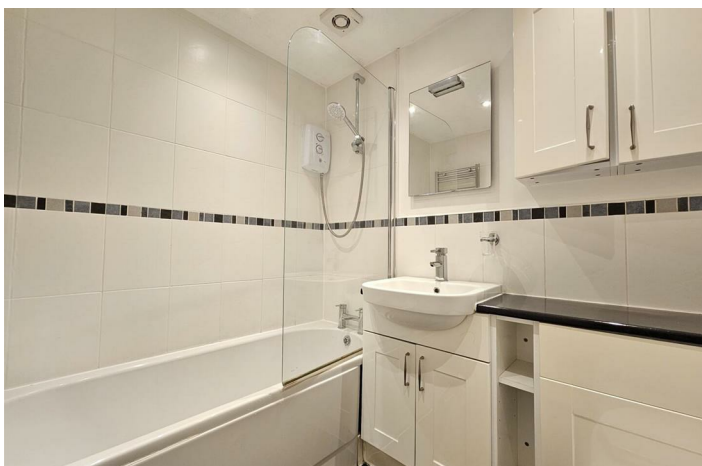
We are proud to offer this stylish and functional two-bedroom, second-floor flat, which presents an ideal opportunity for first-time buyers, small families, or buy-to-let investors. Offered with the benefit of no onward chain for an immediate sale, the accommodation comprises a bright and airy reception room designed to maximise natural light, two well-proportioned bedrooms, and a sleek, contemporary bathroom fitted with modern fixtures.

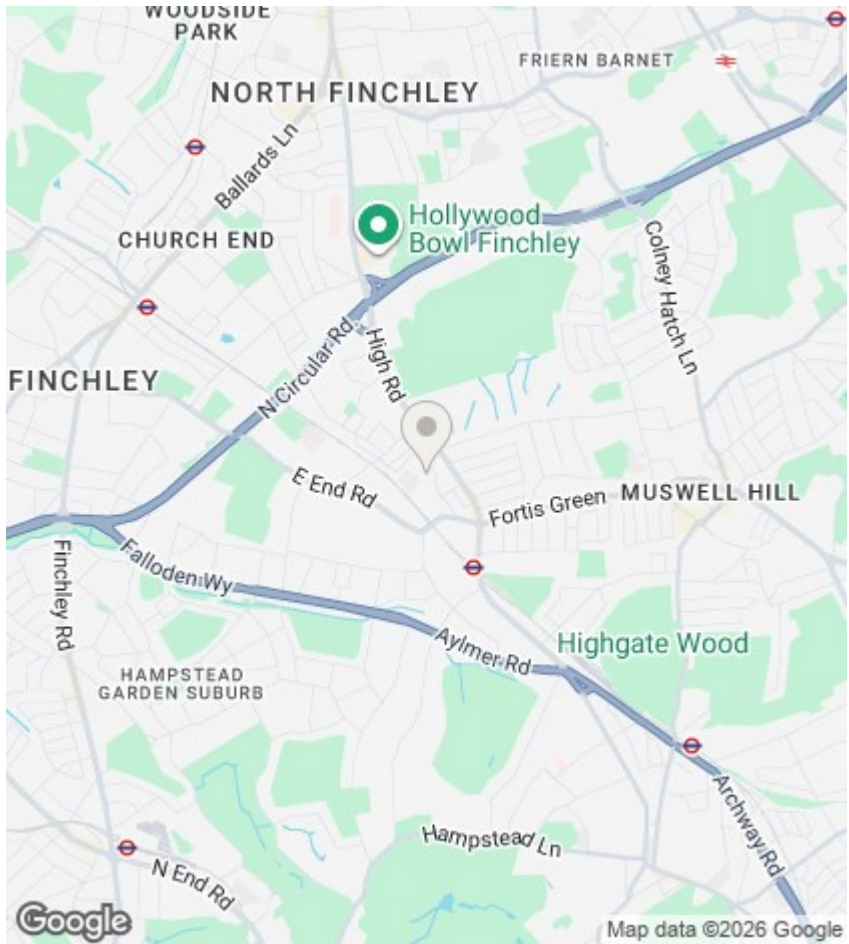
A standout feature of this property is the partially boarded loft, providing approximately 500 square feet of floor space - offering exceptional storage or future potential.

The property is currently tenanted, and the required notice will be provided to the tenants upon an accepted offer. Situated in a highly sought-after location within a thriving community, the property is perfectly positioned for excellent transport links, a vibrant high street, local cafes, and green open parks. Early viewing is highly recommended.



Council Tax Band: D





Directions

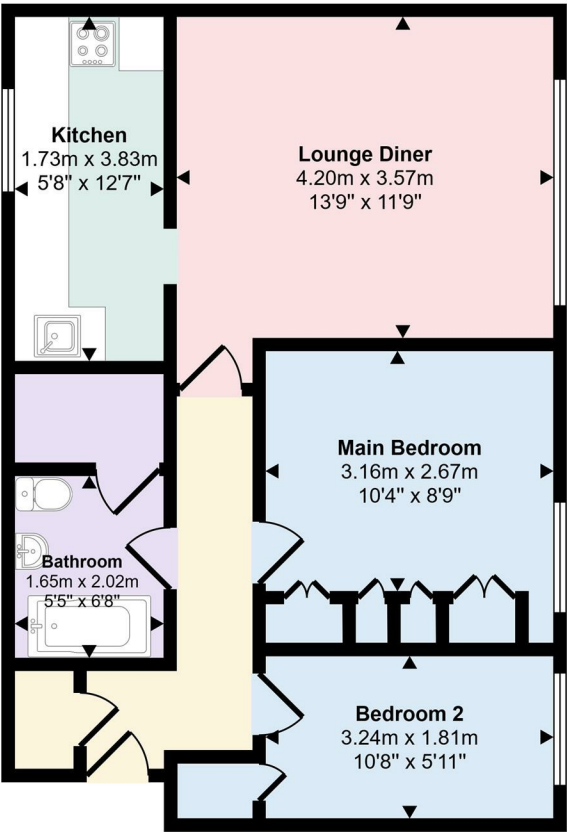
Viewings

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

EPC Rating:

D

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D	67	75
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	



Floorplan