



East End Road, London, N2 0SZ

£300,000 - Leasehold

* Chain free * A lovely one bedroom ground floor flat. The apartment is located to the rear of the property and benefits from direct access to a shared patio garden with one other flat. Offered in very good decorative order throughout with new carpets. En-suite bathroom and separate guest WC.

Leasehold - 106 years remaining

Ground Rent: £200 per annum

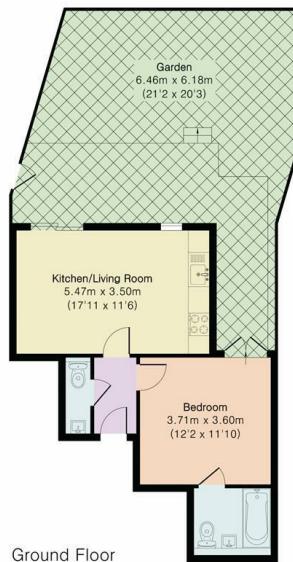
Service Charge: Ad Hoc. £216 per annum building insurance

- **Ground floor flat**
- **One double bedroom**
- **Shared patio garden**
- **Guest W.C.**
- **Barnet council tax band C**
- **Good decorative order**
- **Chain free**
- **Lovely entrance**

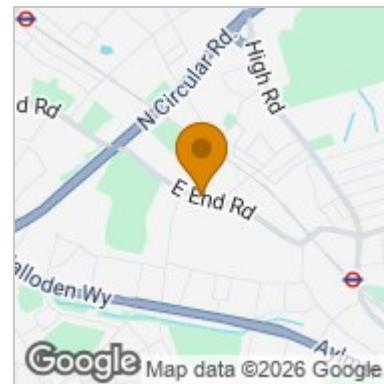


Floor Plan

Approximate Gross Internal Area 450 sq ft - 42 sq m

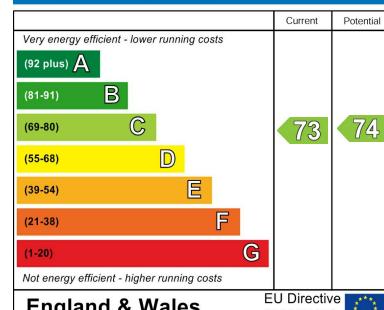


Area Map



Energy Efficiency Graph

Energy Efficiency Rating



PINK PLAN

Floor plan produced in accordance with RICS Property Measurement 2nd Edition. Although Pink Plan Ltd ensures the highest level of accuracy, measurements of doors, windows and rooms are approximate and no responsibility is taken for error, omission or misstatement. These plans are for representation purposes only and no guarantee is given on the total square footage of the property within this plan. The figure icon is for initial guidance only and should not be relied on as a basis of valuation.

Squires
estates



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