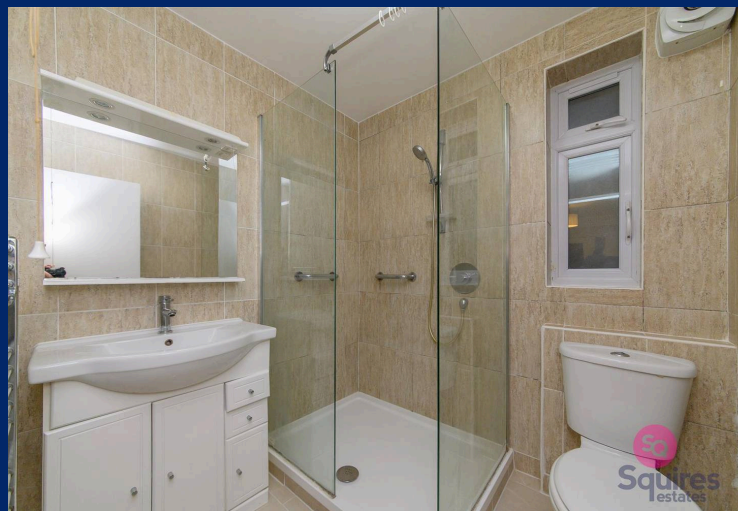




Avon Court Holden Road, London – £400,000 Leasehold

****CHAIN FREE**** A newly decorated 2 double bedroom flat situated on the ground floor of this purpose built block within Woodside Park. The property features an 18ft L-shaped reception/dining room and benefits include a separate kitchen, a modern shower room, double glazing throughout and communal gardens. The flat is located only 0.2 miles from Woodside Park Tube station and would make an ideal first time purchase.

Lease: Approx. 90 years

Ground Rent: £300 per annum

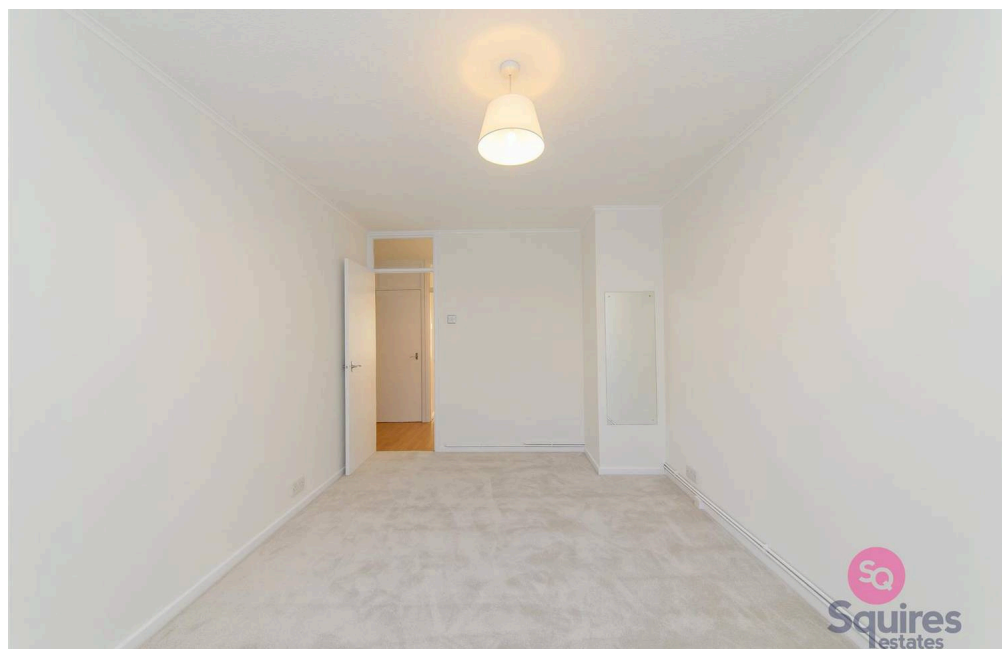
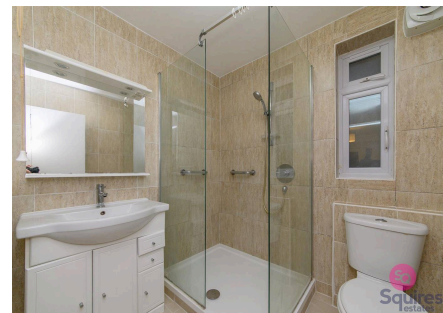
Service Charge: Approx. £1576 per annum inclusive of reserve fund contribution

Council Tax band: D

Tenure: Leasehold

EPC Energy Efficiency Rating: C

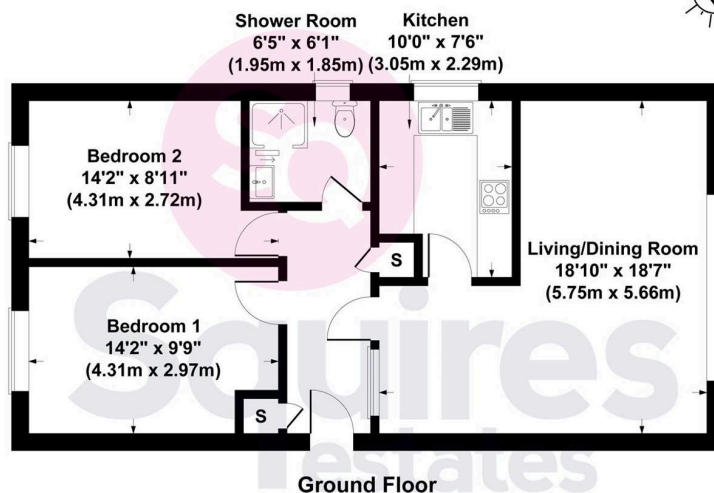
EPC Environmental Impact Rating: C



- Purpose built
- 2 double bedrooms
- Newly decorated
- Communal gardens
- Close to Tube
- Chain free
- 18ft reception/dining room
- Barnet council tax band D



Avon Court, Holden Road N12 8HR
Gross Internal Area 721 sq ft / 67 sq metres



All measurements of walls, doors, windows, fittings and appliances, including their size and location, are shown as standard sizes and therefore cannot be regarded as a representation by the seller.