



79 Basing Way, London – N3 3BP

£350,000 Leasehold

A 2 bedroom flat offered in excellent condition and situated on the top (first) floor of this small purpose built block originally built by the Local Authority. Benefits include a 14ft reception room, a modern 12ft kitchen/breakfast room, a 14ft master bedroom, a contemporary bathroom, double glazing throughout and an EXTENDED LEASE. Furthermore there are communal gardens and communal off street parking. The property is well located for local transport links and a Pure Gym and would make an ideal first time purchase.

Lease: Approx. 172 years – Ground Rent: Peppercorn (if demanded) – Service Charge: Approx. £1824 per annum

Council Tax band: C

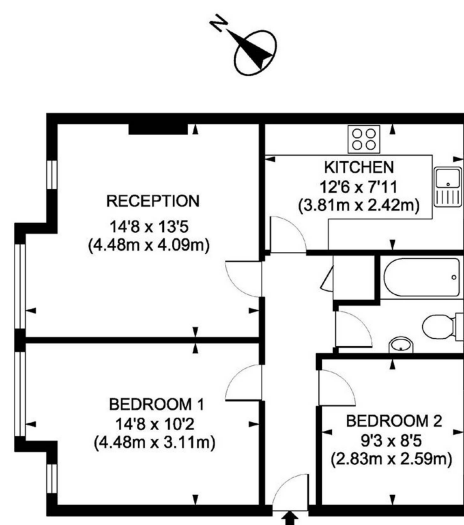
Tenure: Leasehold

EPC Energy Efficiency Rating: C

EPC Environmental Impact Rating:



- Purpose built
- 2 bedrooms
- Modern kitchen and bathroom
- Communal gardens
- Communal off street parking
- Extended lease
- Top (first) floor
- Ideal first time purchase



FIRST FLOOR

Basing Way, London, N3
Gross Internal Area 635 sq ft 59 sq metres

Whilst every attempt has been made to ensure the accuracy of the floorplan shown, all measurements, positioning, fixtures, fittings and any other data shown are an approximate interpretation for illustrative purposes only and are not to scale. No responsibility is taken for any error, omission, misstatement or use of data shown.