

est 1979

 Jeremy
Leaf & Co.



Eden House, 974 High Road, LONDON, N20 0QG

£1,950,000

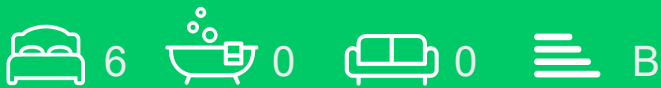
- Communal Gardens
- Council Tax C and D
- 2 x 1 Bedroom Apartments
- 2 x 2 Bedroom Apartments
- Within 0.7 Miles of Tube Stations
- Six Bedrooms
- Off-Street Parking

863 High Road, London, N12 8PT
020 8446 4295

property@jeremyleaf.co.uk
<https://www.jeremyleaf.co.uk/>

974 High Road, LONDON N20 0QG

INVESTMENT OPPORTUNITY! A converted semi-detached property comprising 2 x 2-bedroom and 2 x 1-bedroom apartments, all currently let on ASTs. It is sold with the potential to reconfigure the current layout of flats or restore the property to a singular family home (subject to the necessary consents). Conveniently located for sought-after schools, local shopping and transport amenities and within 0.7 miles of Woodside Park and Totteridge & Whetstone tube stations.

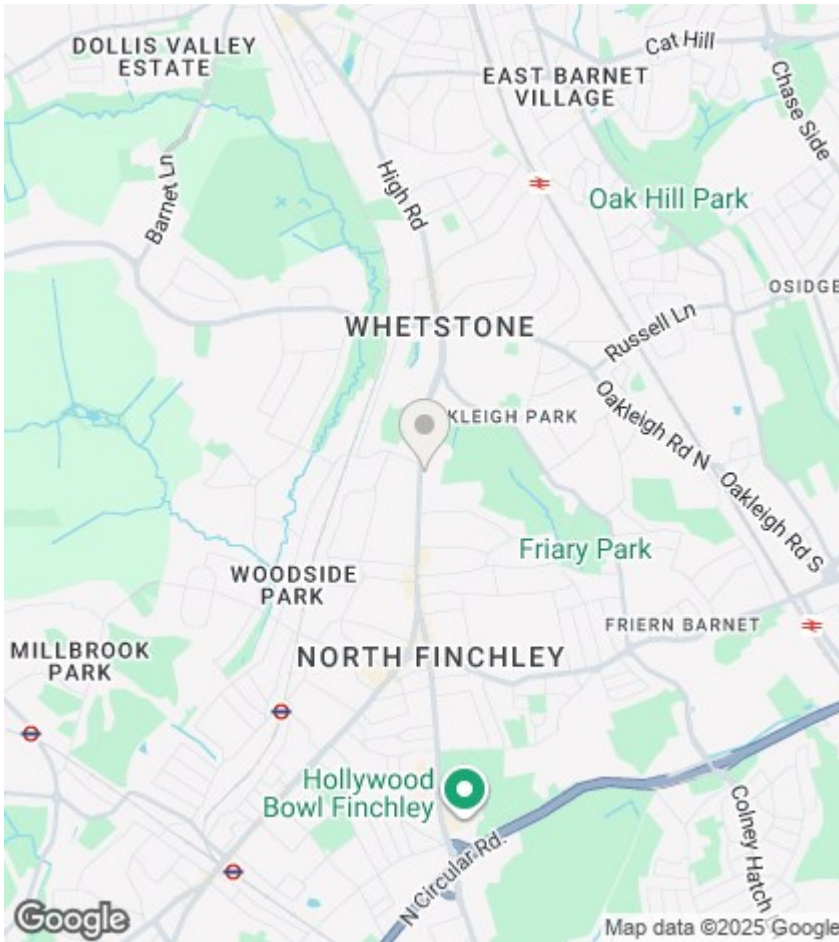


Council Tax Band: D



Full Description

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Directions

Viewings

Viewings by arrangement only. Call 020 8446 4295 to make an appointment.

EPC Rating:

B

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

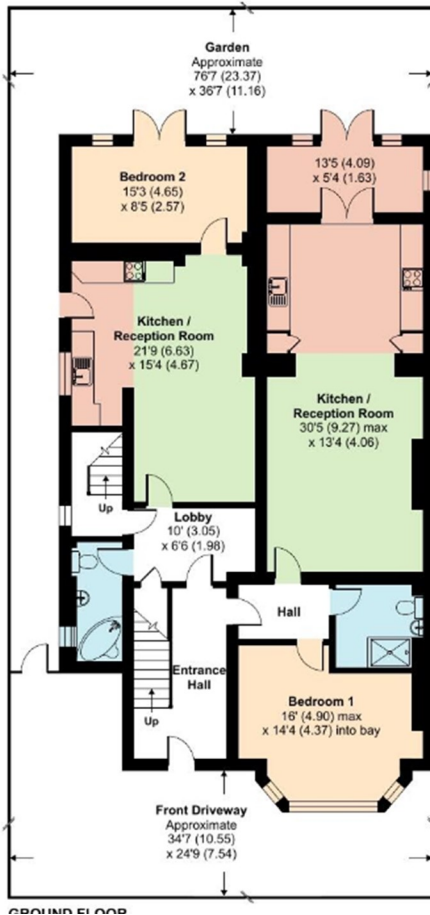
High Road, London, N20

Approximate Area = 3419 sq ft / 317.6 sq m

Limited Use Area(s) = 102 sq ft / 9.5 sq m

Total = 3521 sq ft / 327.1 sq m

For identification only - Not to scale



Denotes restricted head height

