

est 1979

 **Jeremy
Leaf & Co.**



Flat 9, Hurley Court, 953 High Road, LONDON

Reduced To £460,000

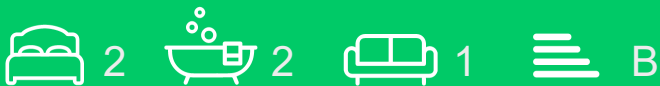
- 2 double bedrooms with fitted wardrobes
- Open plan lounge / kitchen
- Balcony overlooking well maintained communal gardens
- Comfort cooling
- Ground rent £450 p.a.
- 2 bathrooms (one en-suite)
- 1st floor (with lift)
- Just over 1/2 mile to Woodside Park tube
- Under croft parking space
- Service charge £3630 p.a.

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

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

953 High Road, London, N12 8FA

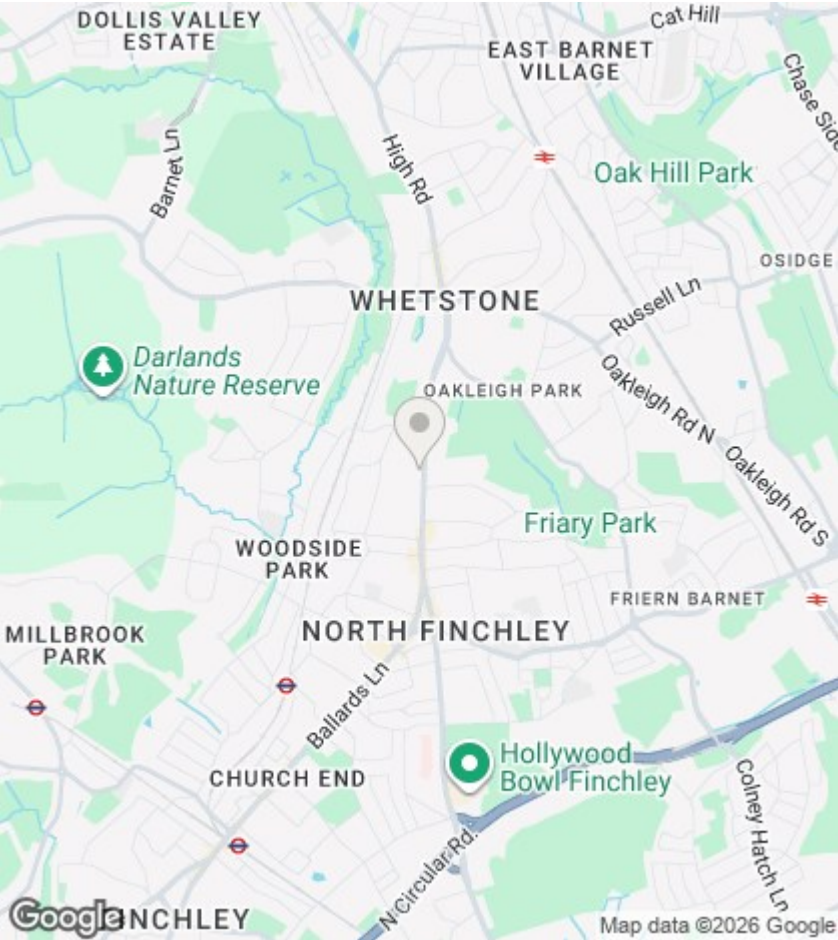
A two double bedroom/two bathroom first floor apartment in this gated development, constructed by Berkeley Homes. The property has been finished to a high standard throughout with Villeroy & Boch sanitaryware, Handsgrohe fittings & German fitted kitchen with integrated Siemens appliances. The property also benefits from a balcony to living room and bedroom, underfloor heating, comfort cooling and secure undercroft parking. Conveniently located just over 1/2 mile from Woodside Park tube station. Offered chain-free - viewing advised.



Council Tax Band: E







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	87	87
(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	