

est 1979

Jeremy  
Leaf & Co.



Muswell Hill Road, London

£399,500

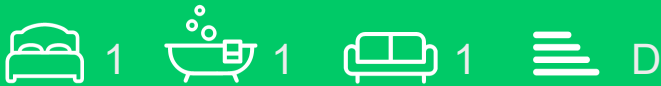
- Backing Highgate Wood
- Split Level
- Catchment For Excellent Local Schools
- Chain Free
- Share of Freehold
- One Double Bedroom
- Large Kitchen/Breakfast Room
- Second Floor

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# Muswell Hill Road, London, N10 3JB

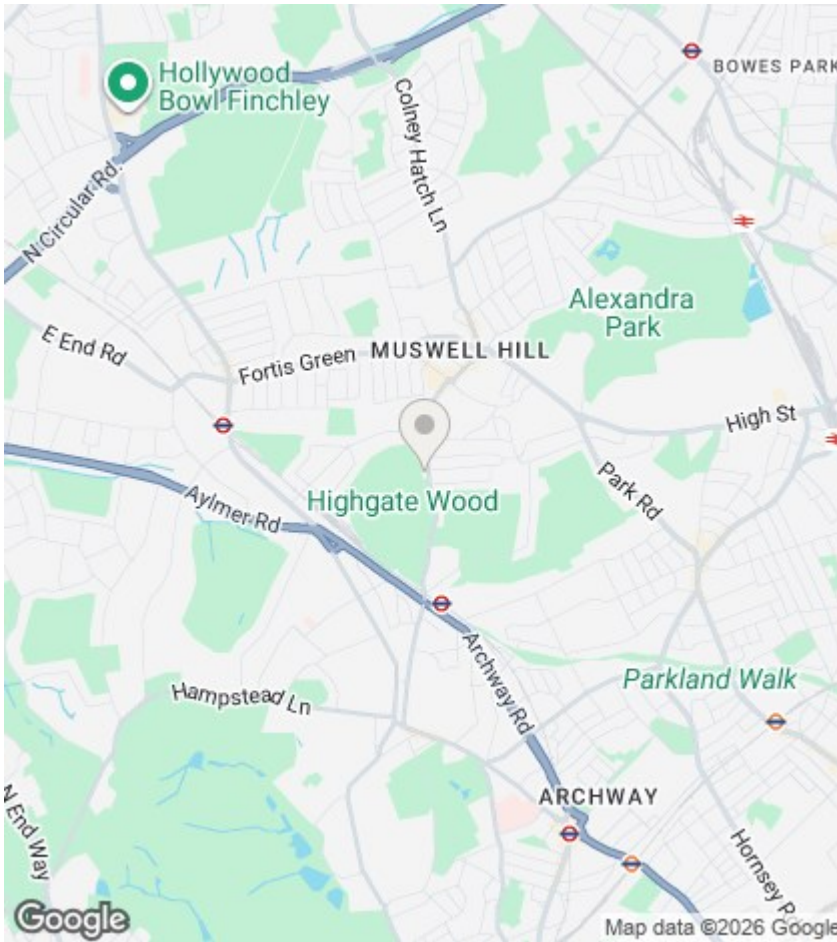
An attractive spacious one double bedroom split level second floor apartment, converted from a substantial Edwardian semi detached house. Situated in this highly popular location backing directly onto, and with excellent views over Highgate Wood. The property is close to the amenities of Muswell Hill and within a short walk of Highgate zone 3 Tube.



Council Tax Band: D







### Directions

### Viewings

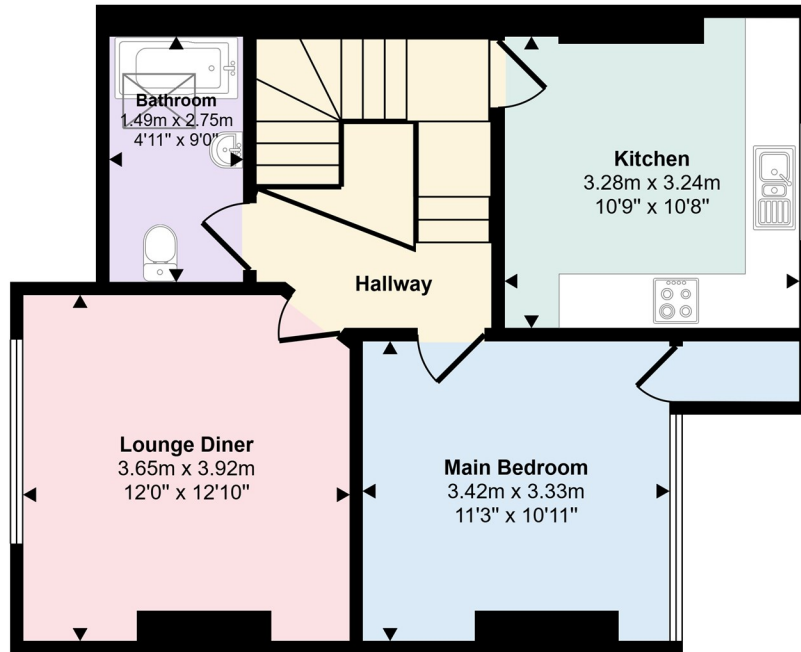
Viewings by arrangement only. Call 020 8444 5222 to make an appointment.

### EPC Rating:

D

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D		62	68
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

Approx Gross Internal Area  
54 sq m / 577 sq ft



Floorplan

This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and