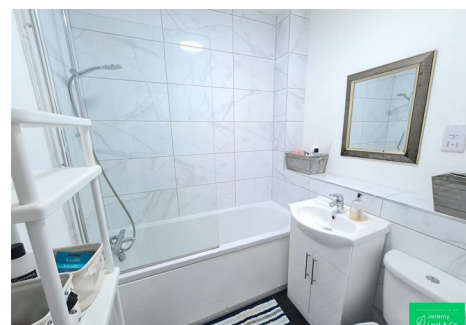


est 1979

Jeremy  
Leaf & Co.



Gainsborough Road, N12

£1,400 Per Month

- Double glazing
- EPC Rating B
- Full bathroom
- Council Tax Band C
- Parking
- Separate Kitchen
- Close to tube

98 High Road, London, N2 9EB  
020 8444 5222

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

# Downing Court, 60 Gainsborough Road, N12 8BN

A large studio on the second floor (with lift access) of a modern, purpose-built block, benefiting from rear car parking, a communal garden, a modern bathroom/WC with bath and shower over, and double glazing. Located a very short walk from Woodside Park Underground Station and the shopping amenities of North Finchley. Offered part furnished or fully furnished. Council Tax Band C and EPC rating C. Available from 24th June.



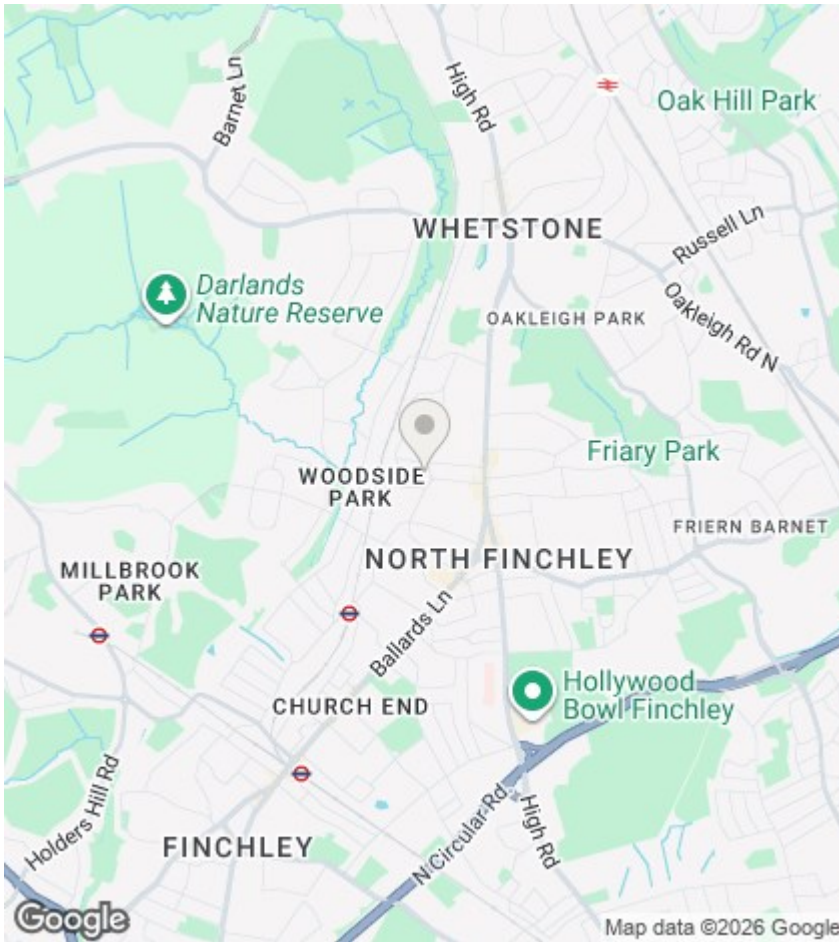
Council Tax Band: C





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## Directions

## Viewings

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

## EPC Rating:

C

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C		79	85
(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	