



**Southover, North Finchley, N12**

**OIEO £1,050,000**

 5 Bedrooms  2 Bathrooms  2 Receptions





North Finchley Office

365 Ballards Lane, North Finchley, London, N12 8LL

Tel: 020 8445 4008 Email: [info@adam-hayes.co.uk](mailto:info@adam-hayes.co.uk) Web: [www.adam-hayes.co.uk](http://www.adam-hayes.co.uk)



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### Key Features

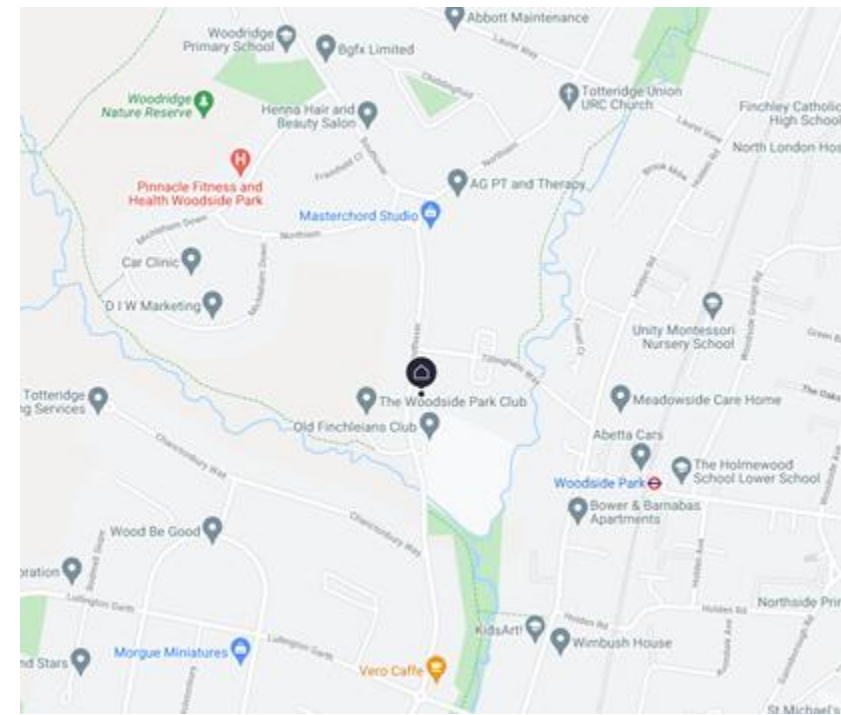
- Five Bedrooms
- Two Bathrooms
- Mature Garden
- Off Street Parking
- Chain Free
- Loft Converted


### Nearest Stations

Woodside Park Station	0.2 miles
West Finchley Station	0.7 miles
Totteridge & Whetstone Station	0.9 miles

### Property Description

Set back in this popular tree lined road in the heart of Woodside Park and set within the catchment area of a number of popular schools is this extended five-bedroom, two-bathroom semi-detached family home. The property is offered chain free and benefits from a mature rear garden, off street parking with its own drive to garage, a utility room, two reception rooms, wooden flooring and double glazing. To really appreciate the size, location and size an internal viewing is highly recommended via vendors main agents Adam Hayes Estate Agents.

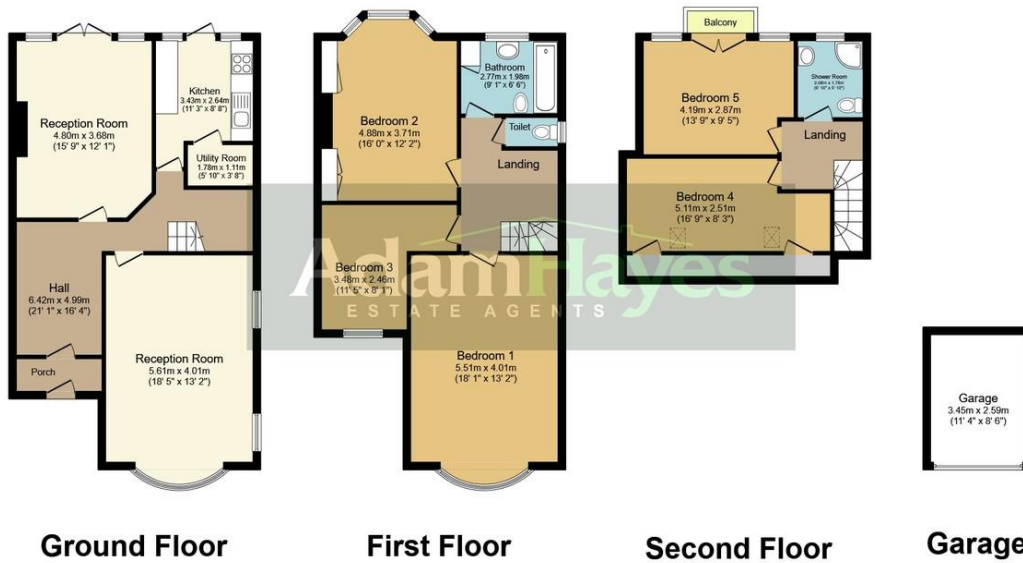


Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92-100) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>		77
(55-68) <b>D</b>	66	
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
England, Scotland & Wales		EU Directive 2002/91/EC 

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Total floor area 184.6 sq.m. (1,987 sq.ft.) approx  
 This plan is for illustration purposes only and may not be representative of the property. Plan not to scale.

Brochure Awaiting Vendors Approval.

Approved without alteration

Approved with alteration

Name: \_\_\_\_\_

Date: \_\_\_\_\_

Signed: \_\_\_\_\_

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements or representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. We have not carried out a detailed survey not tested the services, appliances and specific fittings. Room sizes should not be relied upon for carpets and furnishings. The measurements given are approximate. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.