



163 Lordship Lane, London, N22 5LH

£375,000



Nestled in the vibrant area of Wood Green, this charming two-bedroom ground floor apartment at 163 Lordship Lane offers a delightful living experience. The property is in excellent condition throughout, boasting a bright and airy atmosphere that is sure to impress.

As you enter, you will find a generous reception room that provides a welcoming space for relaxation and entertainment. The two double bedrooms are well-proportioned, ensuring comfort and privacy for all occupants. The newly fitted kitchen is a highlight, featuring modern appliances and ample storage, making it a joy for any home cook. The newly renovated bathroom adds to the appeal, providing a fresh and contemporary feel.

Conveniently located, this flat is just a short walk from Wood Green tube station, offering easy access to central London and beyond. The property is chain-free, making it an ideal choice for those looking to move in without delay.

This lovely apartment is perfect for first-time buyers, small families, or investors seeking a property in a sought-after location. With its combination of space, style, and convenience, this flat is not to be missed.

Rental potential: 1800-2000pcm

Flat could be changed into a 3 bed flat where you would achieve 2000-2300 pcm.

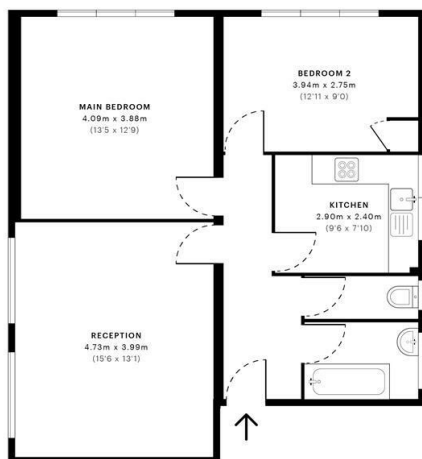
Lease: 168 years (recently extended lease)

service charge £100 per month

- Two bedroom apartment
- Ground floor
- Large living room
- Two double bedrooms
- New Kitchen
- New bathroom
- Chain free
- New lease 168 years
- Rent potential 1800-2000 pcm
- Probate sale

Viewing

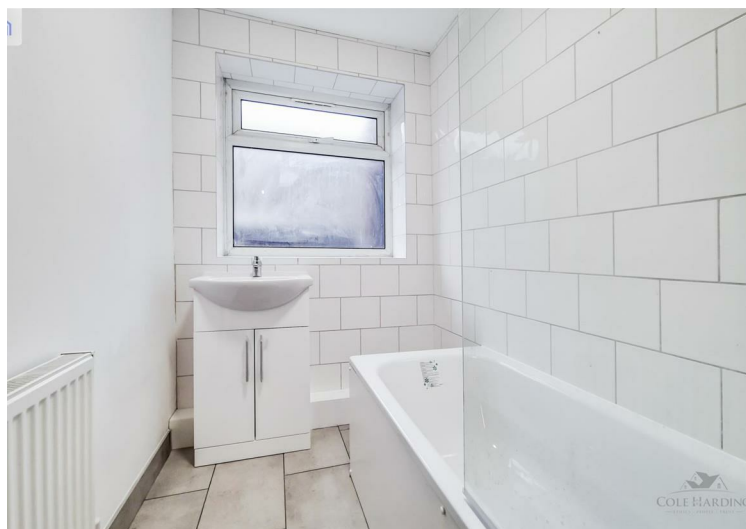
To arrange a viewing on this property or require further information please contact one of our team on 0208 059 4444



— Ground Floor



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	64	79
		EU Directive 2002/91/EC



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