



Park Lane, London, N17 0JP

Price Guide £350,000

 2  1  1  D

*****£350,000-£360,000*****

Welcome to this charming two-bedroom Victorian flat located on the prestigious Park Lane in London. This delightful property boasts a unique split-level layout, high ceilings, and an abundance of natural light, creating a bright and airy atmosphere that is simply inviting.

As you step into this Victorian conversion flat, you are greeted by a reception room that offers a perfect space for relaxation and entertainment. With two cosy bedrooms, there is ample room for a small family, guests, or even a home office. The single bathroom provides convenience and functionality for everyday living.

This property is presented in excellent condition, ensuring a hassle-free move-in experience. Being chain-free, you can make this lovely flat your new home without any delays. Situated in a prime location, you are just a stone's throw away from various travel links and local amenities, making daily errands and commutes a breeze.

Don't miss out on the opportunity to own this wonderful Victorian flat in the heart of London. Whether you are looking for a new home or a lucrative investment, this property offers both charm and practicality in one desirable package. Book a viewing today and envision the endless possibilities that await you at this Park Lane gem.

- Victorian converted split level top floor flat
- Two double Bedrooms
- Kitchen diner
- High ceilings
- Excellent condition
- Excellent travel links
- Chain free
- Garden
- Share of Freehold (250 year underline lease)
- No Service charges

Viewing

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

Approx. Gross Internal Floor Area 700 sq. ft / 65.05 sq. m

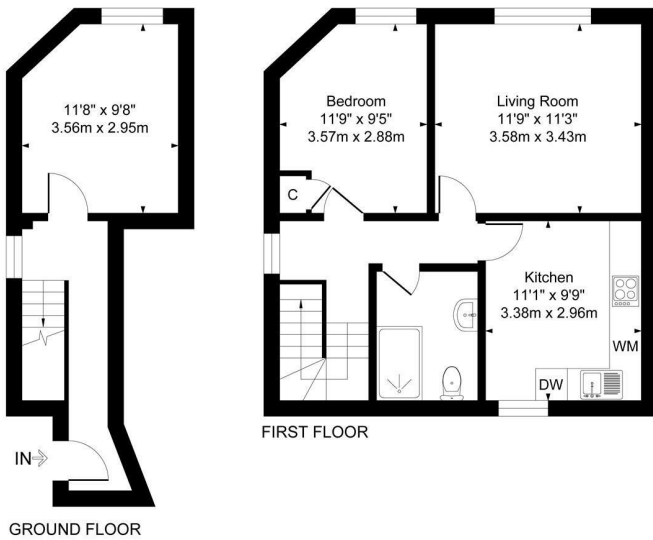


Illustration for identification purpose only, not in scale



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	59	73
		EU Directive 2002/91/EC



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 of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

Cole Harding

11 Northumberland Park, London, N17 0TA

T. 0208 059 4444 | E. info@coleharding.co.uk