



TAYLOR GIBBS

Residential Sales, Lettings & Management Agents

Colney Hatch Lane, Muswell Hill, N10
Price £340,000 - Leasehold

A three bedroom first floor purpose built apartment with two balconies situated on the north side of Muswell Hill within walking distance of Muswell Hill Broadway. Double glazed throughout, the accommodation comprises a reception room opening onto a balcony, separate kitchen with access to the second balcony, bathroom with a separate WC and three double bedrooms. Externally the property has use of a large communal garden and a private storage shed. The property has the original parquet wooden floors underneath the existing carpets and is conveniently located within walking distance of the many amenities of Muswell Hill. The nearby transport links include various bus routes towards central London and the nearby A406 provides motorists with easy access to routes around London.

Council Tax: London Borough of Barnet - Band C

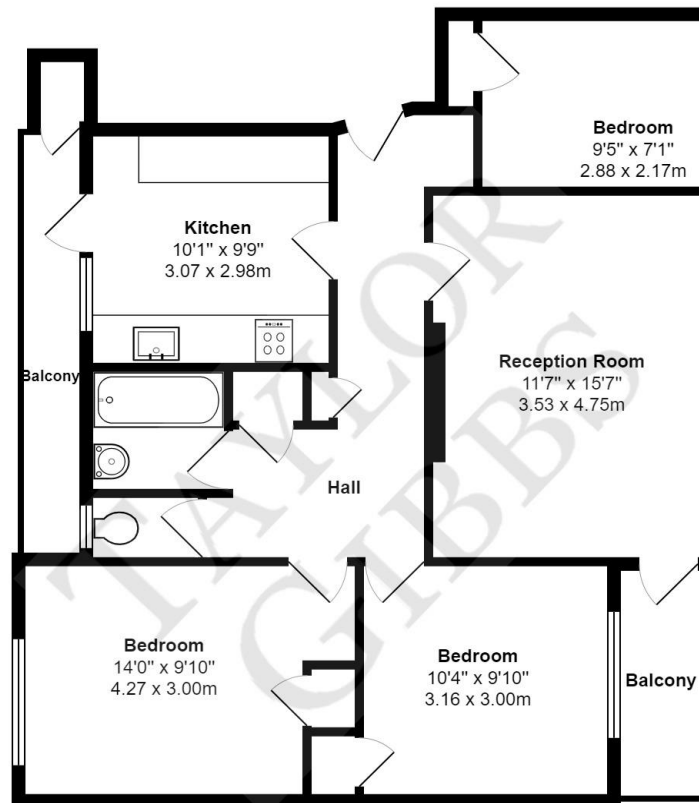
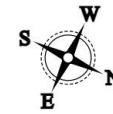
Approx. Floor Area: 742 sqft (69 sqm)

Remaining Lease Term: 88 years

Annual Service Charge: To Be Confirmed

Annual Ground Rent: £10





Campe House N10

Total Area: 742 ft² ... 69.0 m²

All measurements are approximate and for display purposes only

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92-100) A		
(81-91) B		
(69-80) C	76	82
(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	



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