



WOODSIDE LANE, N12 8RE
OIRO £525,000 SHARE OF FREEHOLD COUNCIL TAX BAND D

REAL ESTATES
Est.1981

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*** CHAIN FREE * A 2 BEDROOM** ground floor conversion property ideally situated just a stone's throw to Woodside Park NORTHERN LINE tube station.

Offered with a **SHARE OF THE FREEHOLD**, this delightful flat also has the benefit of a **PRIVATE REAR GARDEN**, large sash windows, modern fitted kitchen and bathroom.

Local cafes, shops and parkland are all within easy walking distance.

Service charge £1000 per annum. Share of Freehold. Early viewing is highly recommended via Sole Agent REAL ESTATES.





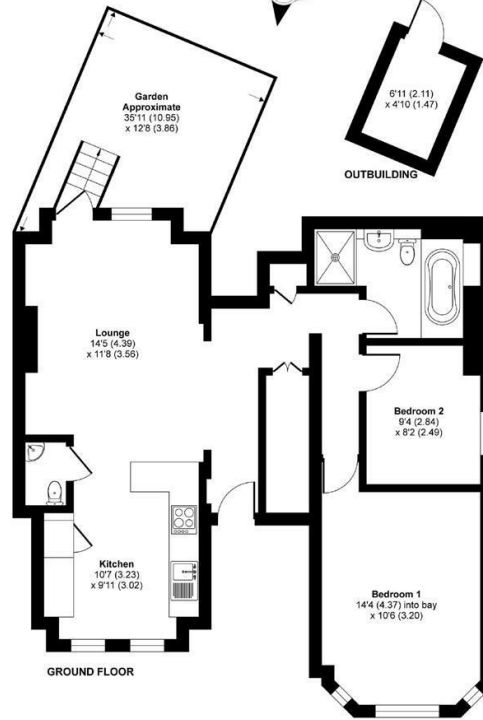
Woodside Lane, London, N12

Approximate Area = 789 sq ft / 71 sq m

Outbuilding = 33 sq ft / 3 sq m

Total = 802 sq ft / 74 sq m

For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © richrecon 2021. Produced for Real Estates. REF: 759230

Energy Efficiency Rating		
Very energy efficient - lower running costs	Current	Potential
A (92-100)		79
B (81-91)		
C (69-80)	68	
D (55-68)		
E (39-54)		
F (21-38)		
G (1-20)		
Not energy efficient - higher running costs		
EU Directive		



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