



GREEN DRAGON LANE, N21 2LY



£535,000 Leasehold

- FIRST FLOOR PURPOSE BUILT APARTMENT
- SPACIOUS AND BRIGHT RECEPTION ROOM
- TWO STYLISH BATHROOMS
- COMMUNAL GARDENS
- VIDEO ENTRYPHONE
- TWO DOUBLE BEDROOMS
- MODERN FITTED KITCHEN
- GATED PARKING WITH TWO ALLOCATED SPACES
- LIFT ACCESS

Property Details

Placed in the desirable area of Green Dragon Lane, London, N21, this beautifully improved first-floor apartment offers a perfect blend of modern living and comfort. With two spacious double bedrooms, both featuring charming Juliet balconies that overlook the well-maintained communal gardens, this property is ideal for those seeking a tranquil retreat in the heart of the Winchmore Hill.

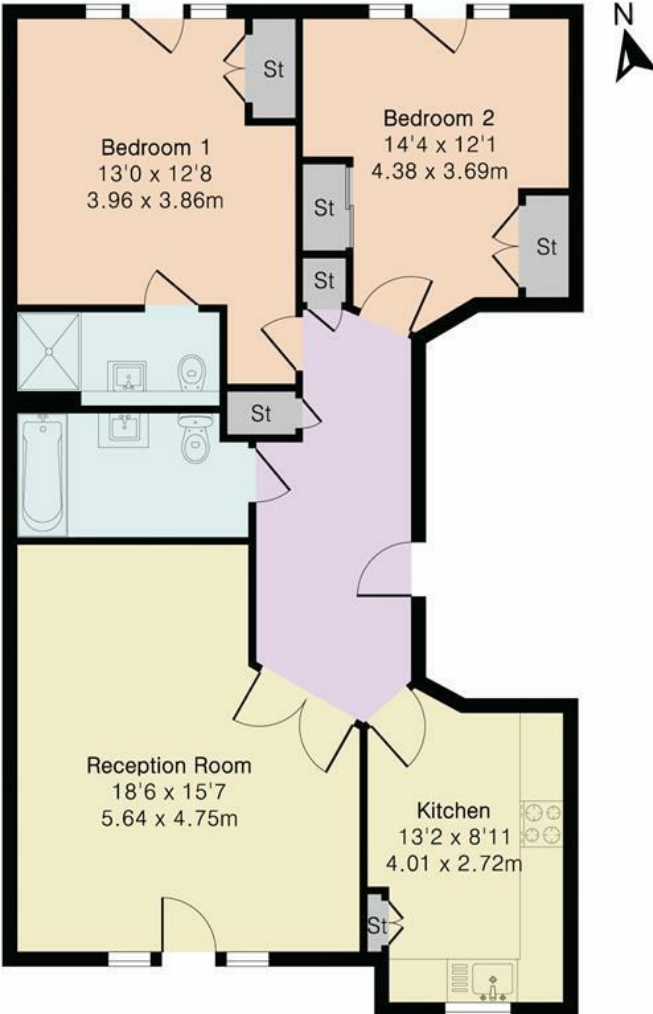
The bright and generous reception room welcomes you with an abundance of natural light, creating a warm and inviting atmosphere, also with a Juliet balcony. The modern kitchen is well-equipped, making it a delight for any home cook. The apartment boasts two stylish bathrooms, including an ensuite, ensuring convenience and privacy for residents and guests alike.

Security and accessibility are paramount, with a video entryphone system at the communal door, alongside both lift and stair access to the first floor. For those with vehicles, the property includes two allocated parking spaces within a gated area, providing peace of mind.

Conveniently located, both Grange Park and Winchmore Hill stations are just a short distance away, offering excellent transport links for commuting or exploring the vibrant surroundings. This apartment is not just a home; it is a lifestyle choice, perfect for professionals, couples, or small families looking for a spacious and stylish living space in London. Don't miss the opportunity to make this exceptional property your own.



Approximate Gross Internal Area 948 sq ft - 88 sq m



First Floor



Floor plan produced in accordance with RICS Property Measurement 2nd Edition. Although Pink Plan Ltd ensures the highest level of accuracy, measurements of doors, windows and rooms are approximate and no responsibility is taken for error, omission or misstatement. These plans are for representation purposes only and no guarantee is given on the total square footage of the property within this plan. The figure icon is for initial guidance only and should not be relied on as a basis of valuation.



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