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*trustworthy*  
*faultless service*  
*straightforward*  
**honest** *a breath of*  
*professional* *fresh air*  
**accessible**  
*friendly* *dependable*  
*responsive*  
*transparent*

Quotes taken from independent Google reviews 2006 to 2016



PhilipAlexander Estate Agents  
52 High Street, Hornsey  
London N8 7NX

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## Hudson Apartments, London N8

**£350,000** FOR SALE

*Apartment - Purpose Built*

1 1 1



# Hudson Apartments, London N8

£350,000

## Description

A Modern One-Bedroom Apartment with Concierge & Gym Facilities.

Offered to the market is this beautifully presented modern one-bedroom apartment, set within a sought-after development that boasts 24-hour concierge service and exclusive resident gym facilities.

Finished to a high standard throughout, the apartment features a spacious open-plan living and dining area, a sleek fully integrated kitchen, and a generous double bedroom with built-in storage. The spacious private balcony offers a stunning view of Alexandra Palace.

## Key Features

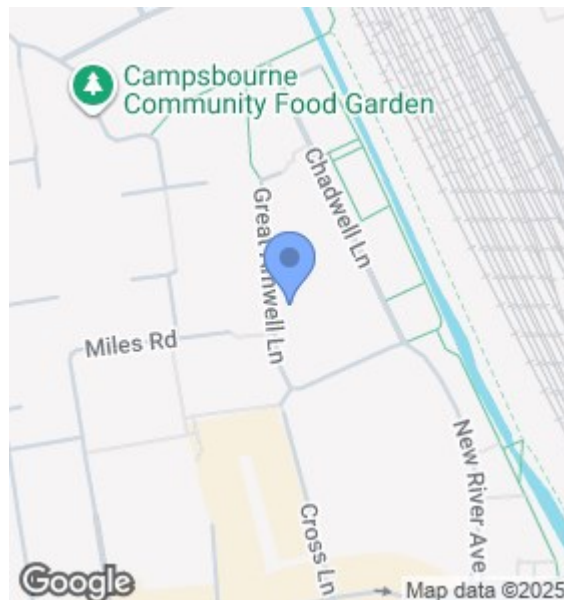
- Residents gym and concierge
- Close to Hornsey train station, Turnpike Lane tube and local bus routes
- Long private balcony
- Allocated gated underground parking space

### Tenure

Lease Expires  
Ground Rent  
Service Charge  
Local Authority  
Council Tax

### Leasehold

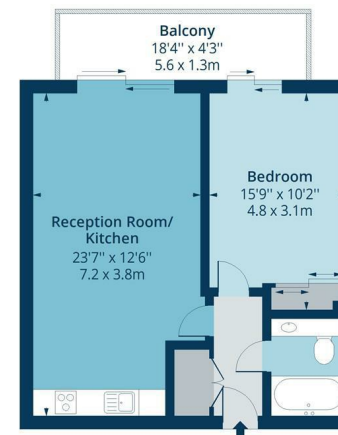
to be confirmed  
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Haringey  
C



## Floorplan

### Hudson Apartments, N8

Approx. Gross Internal Area 565 Sq Ft - 52.50 Sq M  
Approx. Gross Balcony Area 90 Sq Ft - 8.36 Sq M



### Third Floor

Floor Area 565 Sq Ft - 52.50 Sq M



Measured according to RICS IPMS2. Floor plan is for illustrative purposes only and is not to scale. Every attempt has been made to ensure the accuracy of the floor plan shown, however all measurements, fixtures, fittings and data shown are an approximate interpretation for illustrative purposes only. 1 sq m = 10.76 sq feet.

ipaplus.com

## EPC

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B		85	85
(69-80) C			
(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	

The Energy Performance Certificate (EPC) shows a property's energy efficiency and carbon emissions impact on a scale from 'A' to 'G', where 'A' is most efficient and 'G' least efficient. Better efficiency means lower energy costs. The EPC shows both the properties' current efficiency rating and its potential rating if all possible improvements were made.