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Our local knowledge, competitive rates and honest attitude are the reasons so many people choose us over a corporate chain. But don't take our word for it, read what they have to say at philipalexander.net/reviews

You'll find us on Hornsey High Street. Pop in for a chat or call us today.

Call **020 8342 9444** to speak to one of our friendly team.



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Quernmore Road, N4
£315,000 FOR SALE

Flat - Conversion



Quernmore Road, N4

£315,000

Description

A bright and well-presented chain-free one-bedroom converted flat, set on the mid-floor of an attractive period building in the highly desirable N4 area. Offering a blend of character and modern comfort, this home is ideally positioned for the vibrant amenities and excellent transport links of Stroud Green and Finsbury Park—perfect for first-time buyers or investors.

Key Features

Chain-free one-bedroom converted flat

Mid-floor position within an attractive period building

Key Features

Tenure

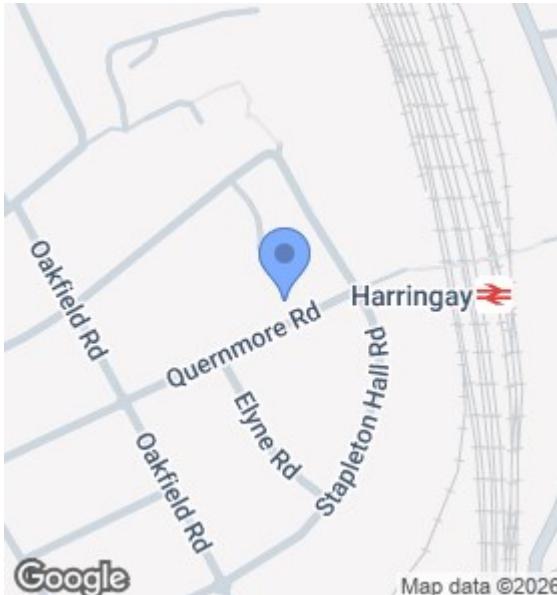
Leasehold
to be confirmed

Ground Rent

to be confirmed
Service Charge

Local Authority

Council Tax



Floorplan

Quernmore Road, N4

Approx. Gross Internal Area 317 Sq Ft - 29.45 Sq M



**Philip
Alexander**

First Floor

Floor Area 317 Sq Ft - 29.45 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.

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EPC

Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A	71	78
(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	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.