



315 NETHER STREET

LONDON, N3 1JJ

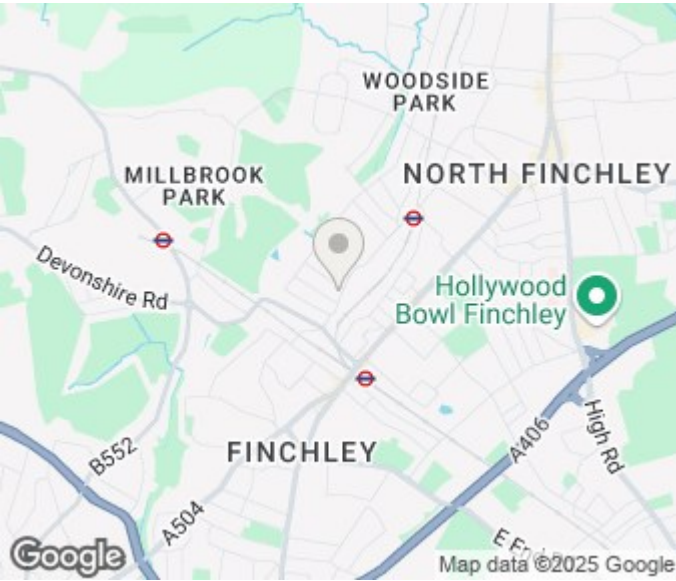
£4,450

This bright and spacious three bedroom home is set over two floors and includes a separate annexe in the garden. On the ground floor there is a large living room, a dining room and a good-sized kitchen that opens onto the garden. Upstairs you will find three bedrooms and a family bathroom. There is also a large W/C wash room downstairs. The private back garden is a great space to relax, and the garden annexe has its own bathroom, making it perfect for guests, a home office or a studio.

Nether Street benefits from excellent transport links. Nearby underground station (Northern Line) and a range of local bus routes provide easy access to central London and surrounding areas, making it a convenient spot for commuters and families.

Available unfurnished.

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| Energy Efficiency Rating | | |
|---|---|-----------|
| | Current | Potential |
| Very energy efficient - lower running costs | | |
| (92 plus) A | | |
| (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  | |

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements

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