



Monarch Court, Lyttelton Road, Hampstead Garden Suburb, N2

Share of Freehold

£575,000

 **litchfields**

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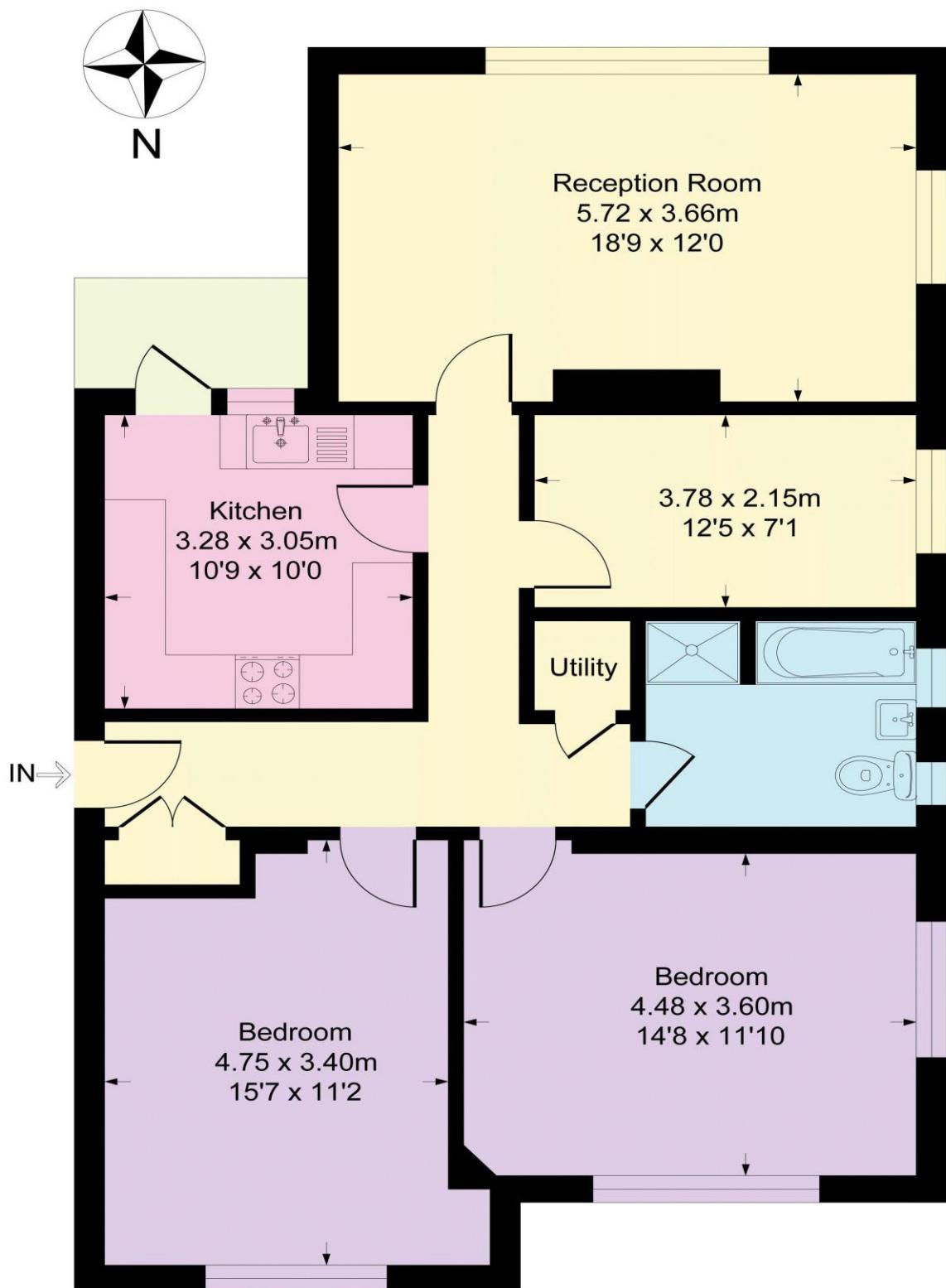
This spacious 3 bedroom top floor flat is located in a popular purpose-built block, conveniently situated within a short walking distance to the abundant amenities of The Market Place. Additionally, it is close to East Finchley Underground station, making it an ideal location for commuters. The property has been recently refurbished by the current owner and boasts a well-fitted kitchen with a small balcony. The kitchen provides ample space for cooking and entertaining. The flat features three bright bedrooms, offering plenty of natural light throughout. Furthermore, there is a large reception room, providing a comfortable space for relaxation and gatherings. Residents of the block can enjoy well-maintained communal gardens, perfect for outdoor activities and leisure. Non-allocated off-street parking is available for residents, ensuring convenient and hassle-free parking arrangements. Overall, this top-floor flat offers ample living space, a well-fitted kitchen, and bright bedrooms in a sought-after location with easy access to amenities and transport links.

3 bedrooms | Lounge | Kitchen | Bathroom | Communal gardens | EPC=C



Monarch Court, NW11

Approximate Gross internal Area = 1010 sq ft 93.8 sq m



Second Floor

This Plan is not to scale and must be used as layout guidance only. all measurements and areas are approximate and should not be relied upon to provide accurate information. This plan must not be relied upon when making property valuations, design considerations or any other such relevant decisions. We accept no responsibility or liability (whether in contract, tort or otherwise) in relation to any loss whatsoever arising from or in connection with any use of this plan or the adequacy or completeness of it or any information within it.

Whilst every effort is made to ensure these details are accurate, all measurements given are approximate and for guidance only. We are unable to comment on the structure of the building or services and any investigations should be carried out by a qualified surveyor. We strongly advise you to ensure that all legal aspects are fully investigated by your solicitor prior to a purchase. We have not applied tests to any appliances or equipment and therefore cannot verify these are in good working order. We understand from the vendor that the fixtures and fittings listed are to be included in the sale price but these may be subject to negotiation.