



**Magdalene Gardens, London, N20 0AF**

**Asking Price: £385,000**  
*Leasehold*

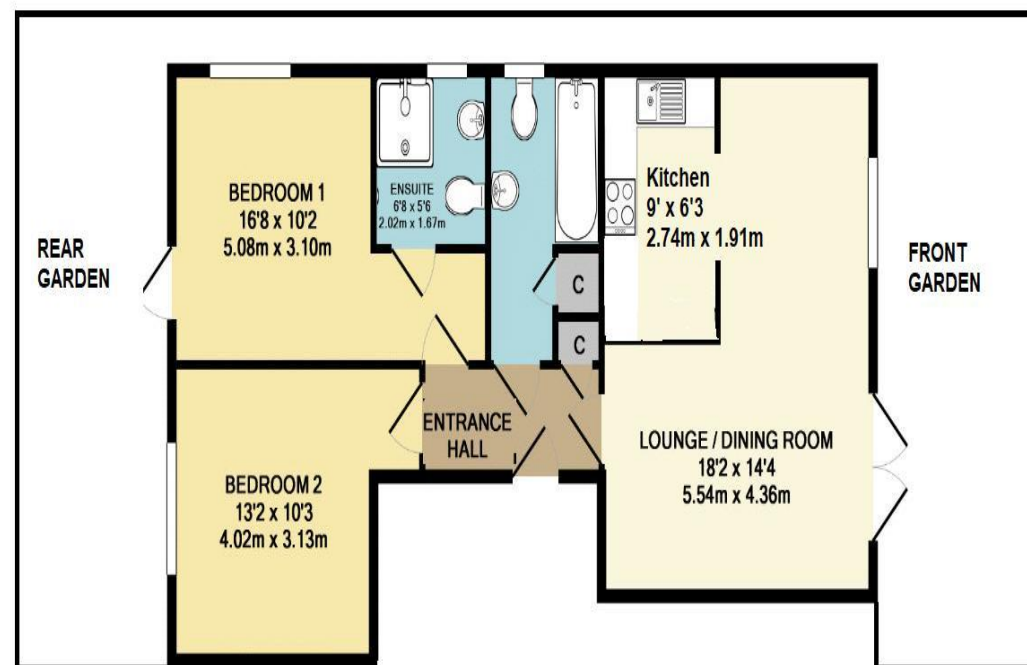
## Magdalene Gardens, London, N20 0AF

Set on the ground floor of this well maintained block this two bedroom, two bathroom flat with private front and rear gardens with side access.

Accommodation comprises entrance hallway, living room with french doors leading to private south facing terrace, kitchen with integrated appliances, main bedroom with en-suite shower leading to the second private terrace, second bedroom and family bathroom. The flat benefits from storage cupboards, allocated underground parking and onsite gym.

Situated in this convenient location within easy access of Arnos Grove (Piccadilly Line), Totteridge (Northern Line) and Oakleigh Park Overground Stations.

- **CHAIN FREE**
- **GROUND FLOOR**
- **TWO BEDROOM**
- **PRIVATE FRONT AND REAR GARDEN WITH SIDE ACCESS**
- **RECEPTION ROOM**
- **TWO BATHROOMS**
- **GATED DEVELOPMENT WITH UNDERGROUND PARKING**
- **ONSITE GYM**
- **LONG LEASE**
- **COUNCIL TAX BAND E**

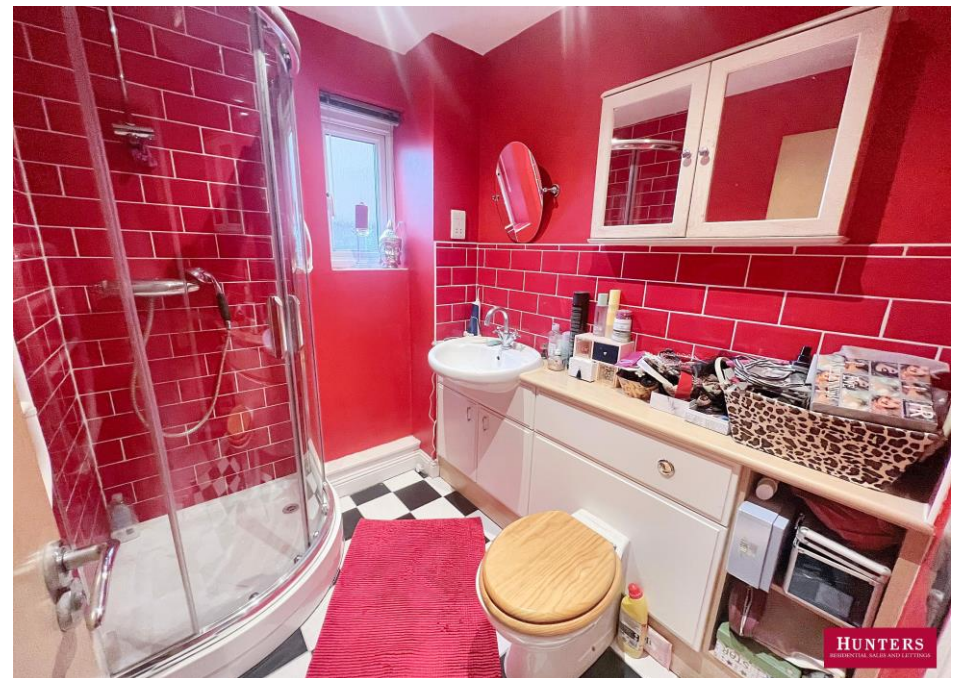


TOTAL APPROX. FLOOR AREA 736 SQ.FT. (68.4 SQ.M.)

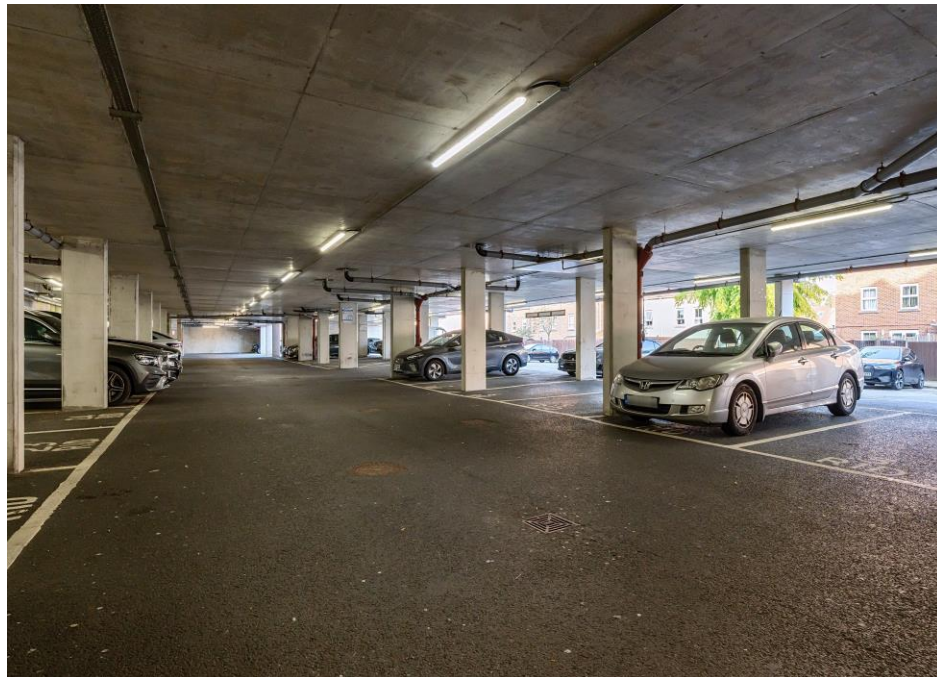
Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given

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