



Queens Avenue | London | N10

£2,200 Per month |

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ADN
RESIDENTIAL

A bright and beautifully presented one-bedroom apartment, arranged over the second floor of an attractive period conversion in the heart of Muswell Hill.

The accommodation is thoughtfully arranged and features a generous split-level kitchen/reception room, creating a stylish and versatile living space with direct access onto a private balcony. The principal bedroom benefits from an en-suite shower room, while there is also a separate guest W/C.

Further benefits include modern fixtures and fittings, wooden flooring and excellent natural light throughout.

Queens Avenue is superbly positioned just 0.1 miles from the wide selection of independent shops, cafés, restaurants and amenities of Muswell Hill Broadway.

Council Tax: Westminster – Band D

Security Deposit: £2,538.45

Holding Deposit: £507.69

Deposits shown are based on an Assured Periodic Tenancy Agreement.

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- Private Balcony
 - One Bedroom
 - Guest W/C
 - Split Level Open Plan Kitchen
 - En-Suite Shower Room
 - Wooden Flooring
-

Council Tax Band: D

EPC: C

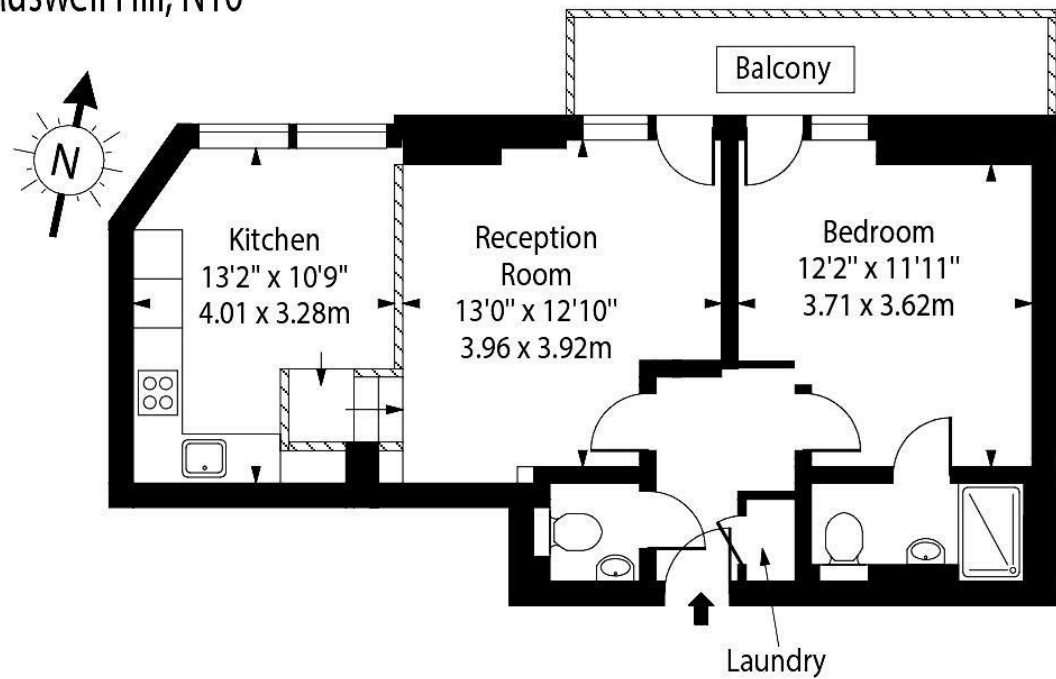






Raglan House,
Queens Avenue,
Muswell Hill, N10

Second Floor



Approx Gross Internal Area 566 Sq Ft - 51.67 Sq M



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

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