



## Fallden Way

London

£2,500 Per month

A newly refurbished two bedroom cottage available immediately with Davidson Frost-Wellings.

The property boasts two double bedrooms with fitted wardrobe space, a open plan kitchen and living area with herringbone wood block flooring, good sized front and rear gardens, ground floor W/C and an excellent sized family bathroom on the 1st floor.

Located within walking distance to local amenities, primary and secondary schools, local parks and east Finchley tube station.

Available immediately

Deposit of £2884.61 at the asking price  
Barnet Council Tax Band B

### Viewing

Please contact our Davidson Frost-Wellings Office on 020 8954 8806 if you wish to arrange a viewing appointment for this property or require further information.

- Two bedrooms
- Excellent condition
- Front and rear gardens
- Great location
- Open plan living / kitchen room
- Newly referbished



## Floor Plan



## Area Map



### Energy Efficiency Rating

	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>		<b>74</b>
(55-68) <b>D</b>		
(39-54) <b>E</b>	<b>48</b>	
(21-38) <b>F</b>		
(1-20) <b>G</b>		
<i>Not energy efficient - higher running costs</i>		
<b>England &amp; Wales</b>	EU Directive 2002/91/EC	



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.