
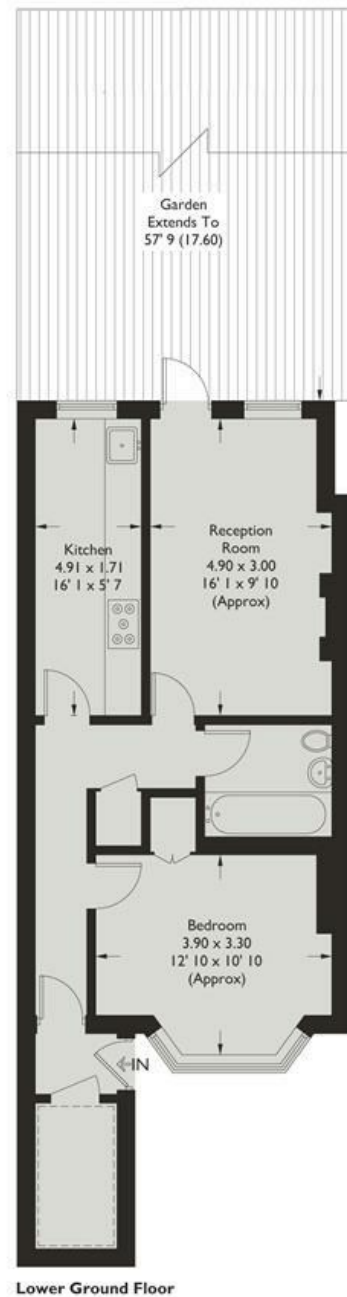




588 SqFt Interior  
98 SqFt Garden Room



 = Reduced headroom below 1.5m / 5'0"



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, accuracy or completeness of it or any information within it.



DAVIES & DAVIES ESTATE AGENTS

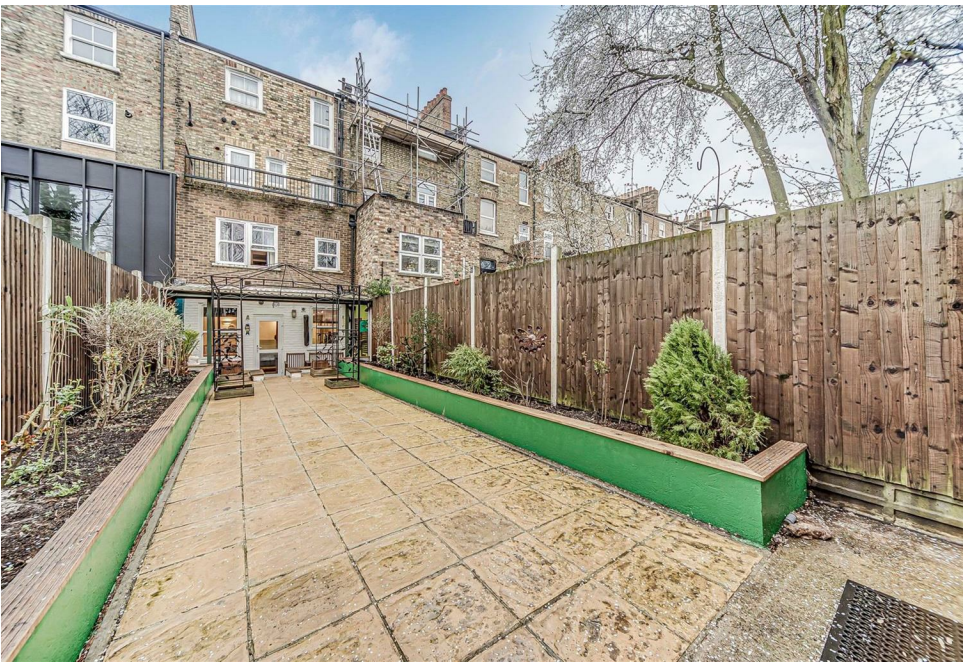
85 Stroud Green Road, Finsbury Park, London, N4 3EG

0207 272 0986 | [info@daviesdavies.co.uk](mailto:info@daviesdavies.co.uk)

[www.daviesdavies.co.uk](http://www.daviesdavies.co.uk)

WOODSTOCK ROAD

1 BEDROOM | 1 BATHROOM | FLAT



MATERIAL  
INFORMATION:

COUNCIL TAX BAND:

C  
HARINGEY

DEPOSIT AMOUNT:

£2,250\*

CONTRACT TERM

12 MONTHS

\*DEPOSIT AMOUNT WILL BE THE  
EQUIVALENT TO 5 WEEKS RENT, IF THE RENT  
AMOUNT IS RENEGOTIATED THEN THE  
DEPOSIT WILL ADJUST ACCORDINGLY.

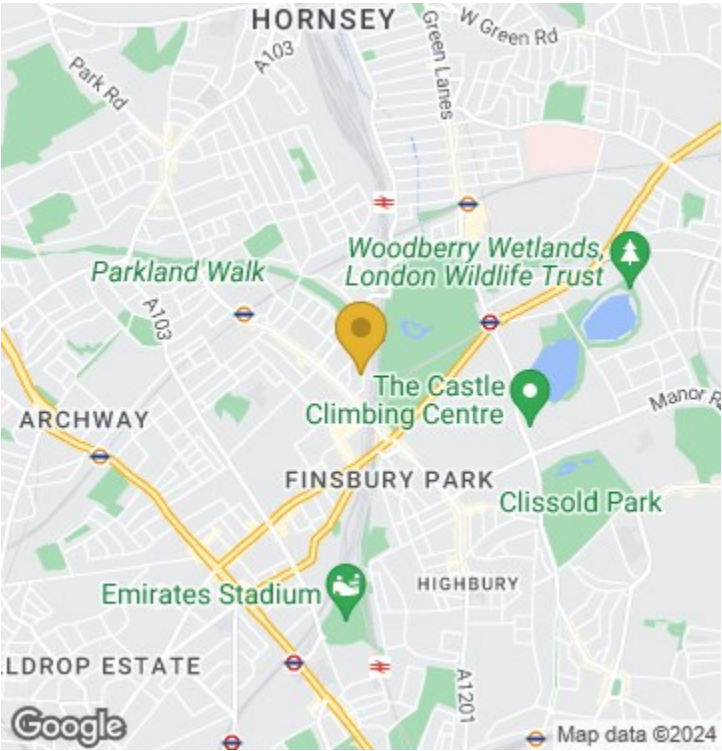
KEY FEATURES

- 1 DOUBLE BEDROOM
- PRIVATE GARDEN
- FURNISHED
- AVAILABLE IMMEDIATELY
- EPC RATING C
- 0.3 MILES FROM FINSBURY PARK STATION

YOURS FOR  
£1,950 PCM

Ideally situated on a picturesque residential street in Stroud Green, this charming abode offers easy access to Finsbury Park station, served by the Victoria, Piccadilly, and Overground lines. Explore the vibrant array of independent shops, delis, and acclaimed restaurants lining Stroud Green Road, or simply immerse yourself in the serene ambiance of your new neighborhood.

Experience the best of North London living at Woodstock Road – your urban oasis awaits.



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	EU Directive 2002/91/EC

Environmental Impact (CO <sub>2</sub> ) Rating		
	Current	Potential
Very environmentally friendly - lower CO <sub>2</sub> emissions		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO <sub>2</sub> emissions		
England & Wales	EU Directive 2002/91/EC	EU Directive 2002/91/EC

- BEDROOMS: 1
- BATHROOMS: 1
- RECEPTIONS: 1

