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Cassidy
&Tate
Your Local Experts



Award Winning Agency

CASTLE ROAD
NORTH FINCHLEY
N12 9EE



All The Ingredients Needed For A Fabulous Lifestyle

Built approximately 15/16 years ago by a very reputable builder is this three bedroom detached property which is being offered for sale with no onward chain. The property was aesthetically designed to match its neighbouring properties and has the rare benefit of off street parking. The property has been well maintained and features living accommodation that is spacious and versatile. On the ground floor is a lounge/diner, kitchen/breakfast room, a conservatory and a cloakroom. Upstairs are three good sized bedrooms served by the family bathroom. The property is further enhanced by a large low maintenance rear garden and to the front a paved driveway providing off street parking. Castle Road is situated in the popular area of North Finchley, within close proximity of the High Street and Woodside Park tube station. North Finchley is popularly known for its mainly 19th century housing, ranging from charming Victorian cottages to the larger Victorian double fronted houses which the discerning buyers find appealing.



Total area: approx. 983.9 sq. feet

Sketch layout only. This plan is not drawn to scale and is for identification purposes only.
Plan produced using PlanUp.

Cassidy & Tate have taken all reasonable steps to ensure the accuracy of the details supplied in our marketing material however, details are provided as a guide only and we advise prospective purchasers to confirm details upon inspection of the property. Cassidy & Tate will not be held liable for any costs which are incurred as a result of discrepancies.

Perfect Fusion of Location And Way of Living

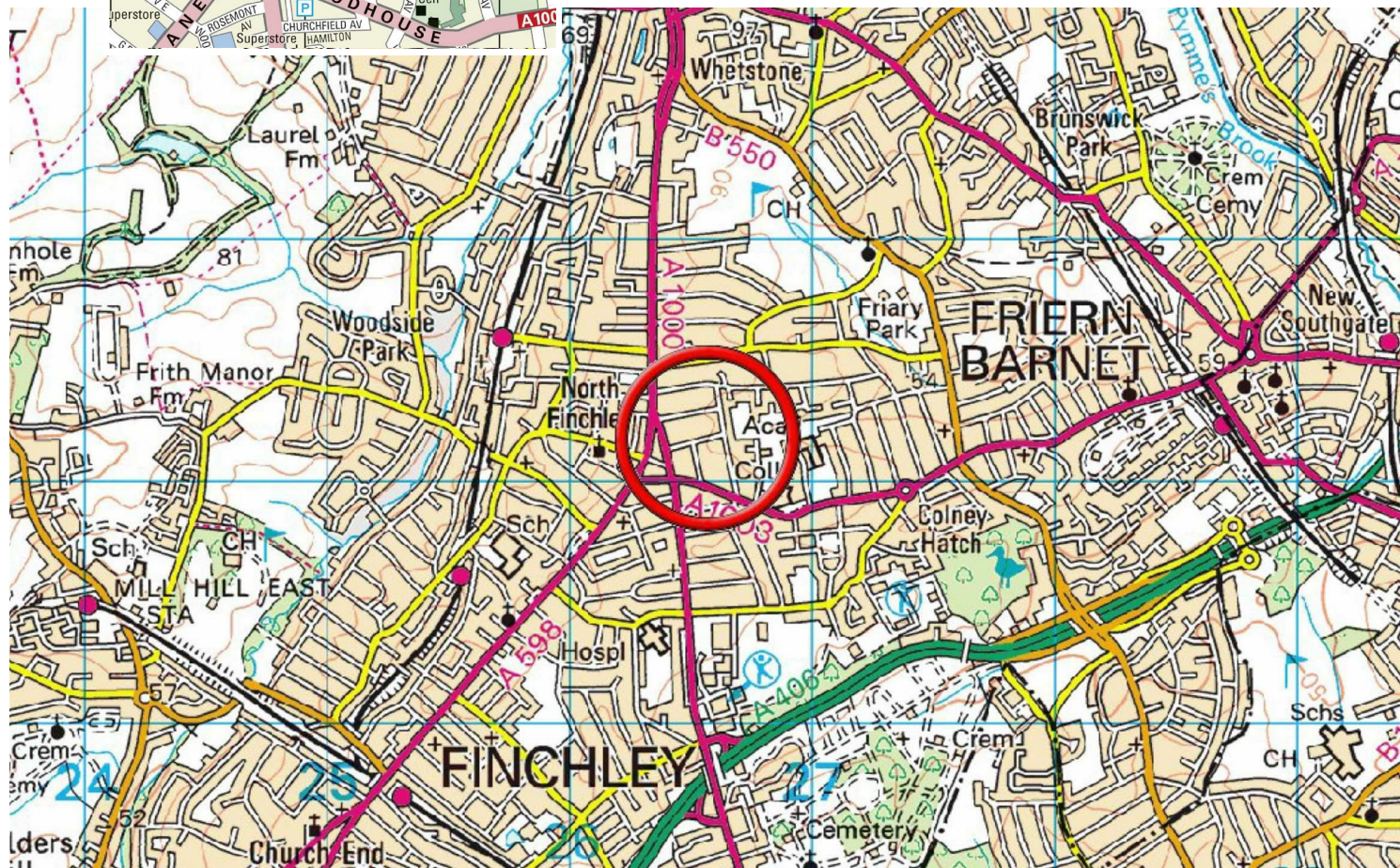
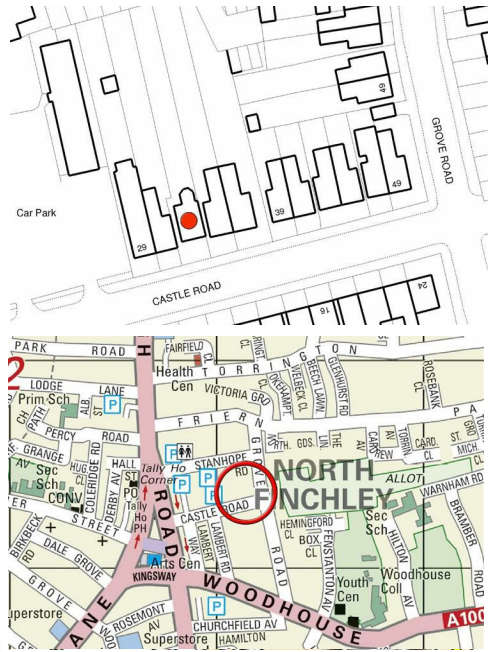
Why Cassidy & Tate

Cassidy & Tate are a fully independent estate agent who have developed unparalleled understanding on how people want to buy, sell and rent property within the residential property market in Hertfordshire and its surrounding areas. We are able to accommodate your individual requirements and deliver to you a more personalised service, tailored to your home buying, selling and letting needs.

We also have many years of experience in land and new homes and the pleasure of working alongside many reputable house builders and developers in Home Counties and Greater London. Whether you are looking to acquire or sell development opportunities and land, wish to purchase or sell a newly built or refurbished property, or require a site valuation and marketing advice we can help.

Your Local Property Experts

As one of St. Albans leading estate agents we work relentlessly to ensure our valued customers receive the exceptional service they deserve at all times. We epitomise not only professional estate agency knowledge, but a dedication to integrity and responsiveness to every client. The Cassidy & Tate team will be available to you when in need to help overcome any stressful situations that may arise. We are here to offer you valuable and honest advice when needed so that you can navigate the best path through the process. We know the marketplace, the buyers, the sellers and neighbourhoods, but most importantly we know how to put our clients' needs first. Our state of the art sales tools, modern technology and our own in-house fully independent Mortgage Broker is here to make your journey easier and more direct to your final goal. At Cassidy & Tate you will be in control of your sale or purchase and we will help you get the best result possible



Cassidy&Tate

Specialists in Bespoke Properties

- Detached Property
- Two Reception Rooms
- Large Family Garden
- Chain Free
- Three Bedrooms
- Conservatory
- Off Street Parking
- Prime Location

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	1	1
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	EU Directive 2002/91/EC

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

