



moreland



## St Georges Road, Temple Fortune, NW11 Offers Over : £885,000

Currently arranged as two generously sized one-bedroom apartments, this residence presents an exciting opportunity for both homeowners and investors. The flexibility of the layout allows for various living arrangements, such as utilizing one apartment as an income-generating rental while residing in the other, or converting the entire property into a single, expansive dwelling.

Situated in the desirable Temple Fortune neighbourhood, this home boasts prime location just moments away from numerous amenities and green spaces. Stroll along the leafy streets and discover an array of shops, supermarkets, cafes, and restaurants, ensuring convenient living at your doorstep.

The rear garden of this property has been well-maintained and offers an inviting space for relaxation or entertaining family and friends. Enjoy al fresco dining or bask in the tranquillity of your own private oasis amidst the bustling city.

One of the key highlights of this property lies in its huge potential, subject to obtaining relevant planning permissions. With the necessary approvals, you could further enhance this already impressive residence by extending or reconfiguring the layout to suit your specific requirements. This opens up a whole realm of possibilities, allowing you to create your dream home in a coveted location.

Furthermore, this remarkable house is offered for sale with no onward chain, eliminating any complications and ensuring a smooth and hassle-free purchase. Take advantage of this opportunity to secure your next property investment or forever home without any unnecessary delays.

The stunning St. Georges Road location adds to the allure of this property, making it an attractive prospect for those seeking an exceptional living experience. Commuting is a breeze with excellent transport links, including nearby bus routes and Golders Green Underground Station, which provides easy access to central London and beyond.



903-905 Finchley Road Golders Green London NW11 7PE

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Residential Sales Lettings Full Management Financial Services New Homes





Tenure Freehold



1485 sqft / 180 m2



4 Bedrooms



2 Bathroom



Permit

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		
55-68	D	61 D	72 C
39-54	E		
21-38	F		
1-20	G		



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