



Flat 80a, Twyford House Elwood Street, London
£1,250 pcm

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Twyford House, Elwood Street, N5 1EJ

Bright and charming Studio apartment, situated on the fourth floor of a well-maintained building on Elwood Street. This flat is well presented, ready to move into, and the building has a secure fob entrance with lift access. Perfect for a first time buyer, buy to let / short term let investor, or those who travel frequently, seeking a secure London base in a great location. The flat is sold chain-free, and currently achieves a 7% gross rental yield.

Elwood Street is a wonderful Highbury location, brilliantly positioned near Arsenal Tube station only a 5 minute walk away offering the Piccadilly Line, as well as Finsbury Park Station, a 9 minute walk offering Victoria Line, Piccadilly Line and National Rail. It is also a great spot for lifestyle activities with plenty of wonderful boutiques, cafes, restaurants and bars at your doorstep to socialise in, and enjoy. Enjoy the wonderful green spaces of Clissold Park, Finsbury Park and Gillespie Nature Reserve, also within close walking distance.

Council Tax band: D

Tenure: Leasehold

EPC Energy Efficiency Rating: D

- Well-Presented Studio apartment
- Bright and Well-Lit Flat
- Fourth floor
- Excellent local transport links
- Secure entry system
- Lift access
- Fantastic Highbury Location Moments From Cafes, Restaurants, Boutiques and Parks
- Ideal for Investors – Buy to Let, Short Term with a 7% Gross Rental Yield
- Lease: 114 years remaining | Ground Rent £10p.a | Service Charge: £145p.m







Twyford House, Elwood Street, London, N5

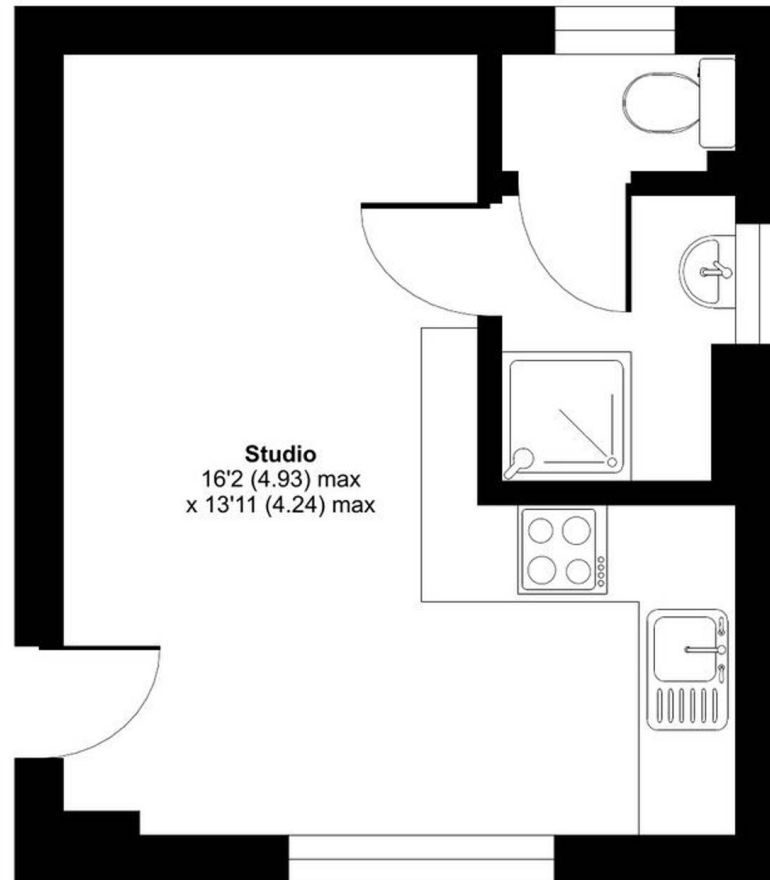
Approximate Area = 224 sq ft / 20.8 sq m

For identification only - Not to scale



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FOURTH FLOOR

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Highbury Office

90 Highbury Park
London, N5 2XE

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Finsbury Park Office

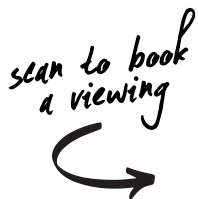
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Property Management Office

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