



NORTH GROVE, N15
£650,000 FREEHOLD

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DESCRIPTION:

Thoughtfully renovated by the current owner with homage to the original character of the house to provide a tasteful and sophisticated modern period home spanning 846 Sq.ft/78.60 Sq.m over two-floors.

As you enter this home you will notice the stylish modern décor. To the left there is well-proportioned reception room with tall ceilings and bay window. At the rear you will find a spacious dining room opening on to a stylish dark grey modern kitchen opening on to private

west-facing rear garden.

Over the first floor there are two double bedrooms and a beautifully fitted over sized bathroom. There is scope to extend into the attic space creating an extra one or two further bedrooms. (Subject to planning and all usual consents). This is truly a wonderful first time buy as this home provides a functional and social space for a young family looking to settle their roots in Harringay.

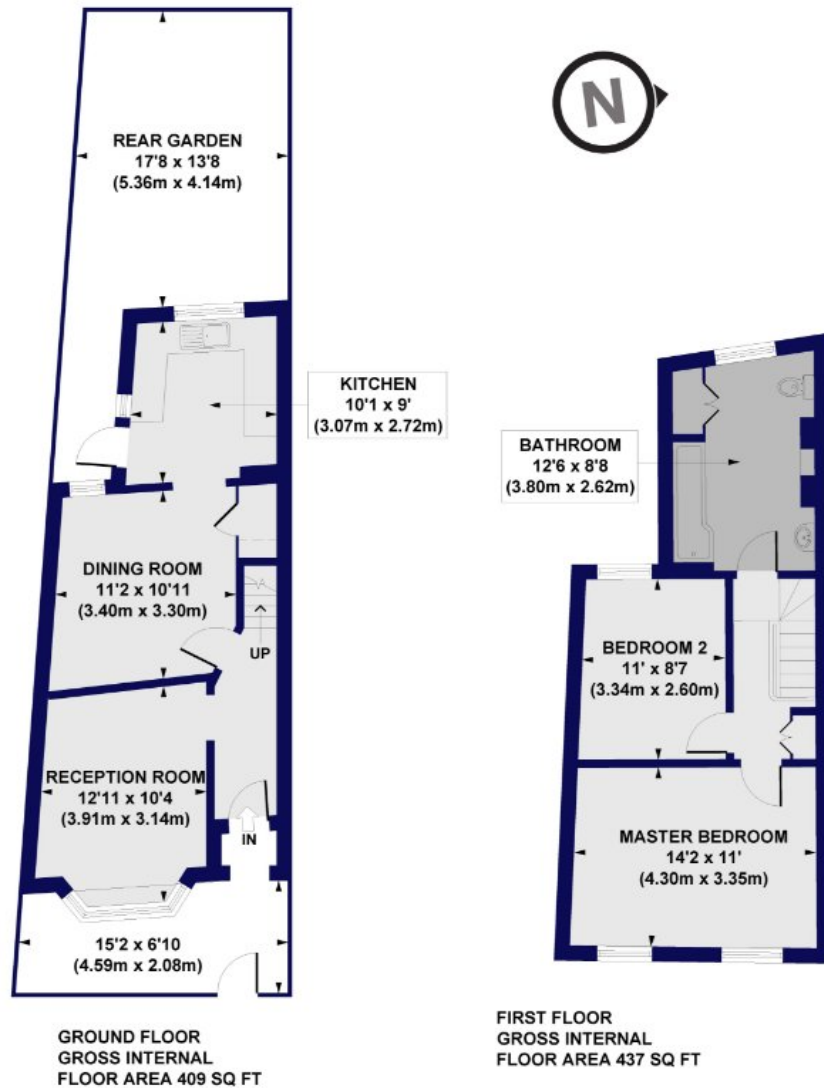
Just a 10 minute walk from the Victoria line and

Overground at Seven Sisters (Zone 3), the property has quick and convenient access to central and east London, and is the preferred route option for Crossrail 2.

The property is a short walk from the vibrant bars, cafes and restaurants on Green Lanes. Also within a short walk are the leafy Downhills Park and a number of Ofsted 'Good' rated primary schools. St Ann's, with its attractive housing stock and green spaces has become an increasingly popular "property hotspot" and a hive of creativity.



North Grove, N15
 Approx. Gross Internal Floor Area 846 sq. ft / 78.60 sq. m



All measurements of walls, doors, windows, fittings and appliances, including their size and location, are shown as standard sizes and do not constitute any warranty or representation by the seller, their agent or CP Creative. Any intending purchaser must satisfy himself by inspection or otherwise as to the correctness of the information contained in these plans. This plan is for illustrative purposes only and should be used as such by any prospective purchasers.

Winkworth

This floorplan is for illustration purposes only and is not to scale. The position and size of doors, windows, appliances and other features are approximate.

