



THREE BEDROOM FIRST-FLOOR EDWARDIAN MAISONETTE WITH DIRECT ACCESS TO ITS OWN REAR GARDEN VIA AN INTERNAL STAIRCASE. The stylish and tastefully presented property is ideally located close to both Alexandra Palace National Rail & Bounds Green Tube Stations (2025 mins City/West End) good local shopping and the wonderful green open spaces of Alexandra Park & Palace itself. The accommodation comprises: own front entrance, stairs leading up to spacious landing area, frontal lounge/reception room with feature fireplace surround, main double bedroom, smaller nursery room/study, fully tiled bath//shower room, additional third bedroom, large, fitted kitchen/diner to the rear with internal staircase leading down to its own rear garden. ** LOFT SPACE POTENTIAL **

Crescent Road, Alexandra Park, N22 7RZ

OIE £575,000 Share of Freehold

HOBARTS ESTATE AGENTS

3 Crescent Road, Alexandra Park, London, N22 7RP

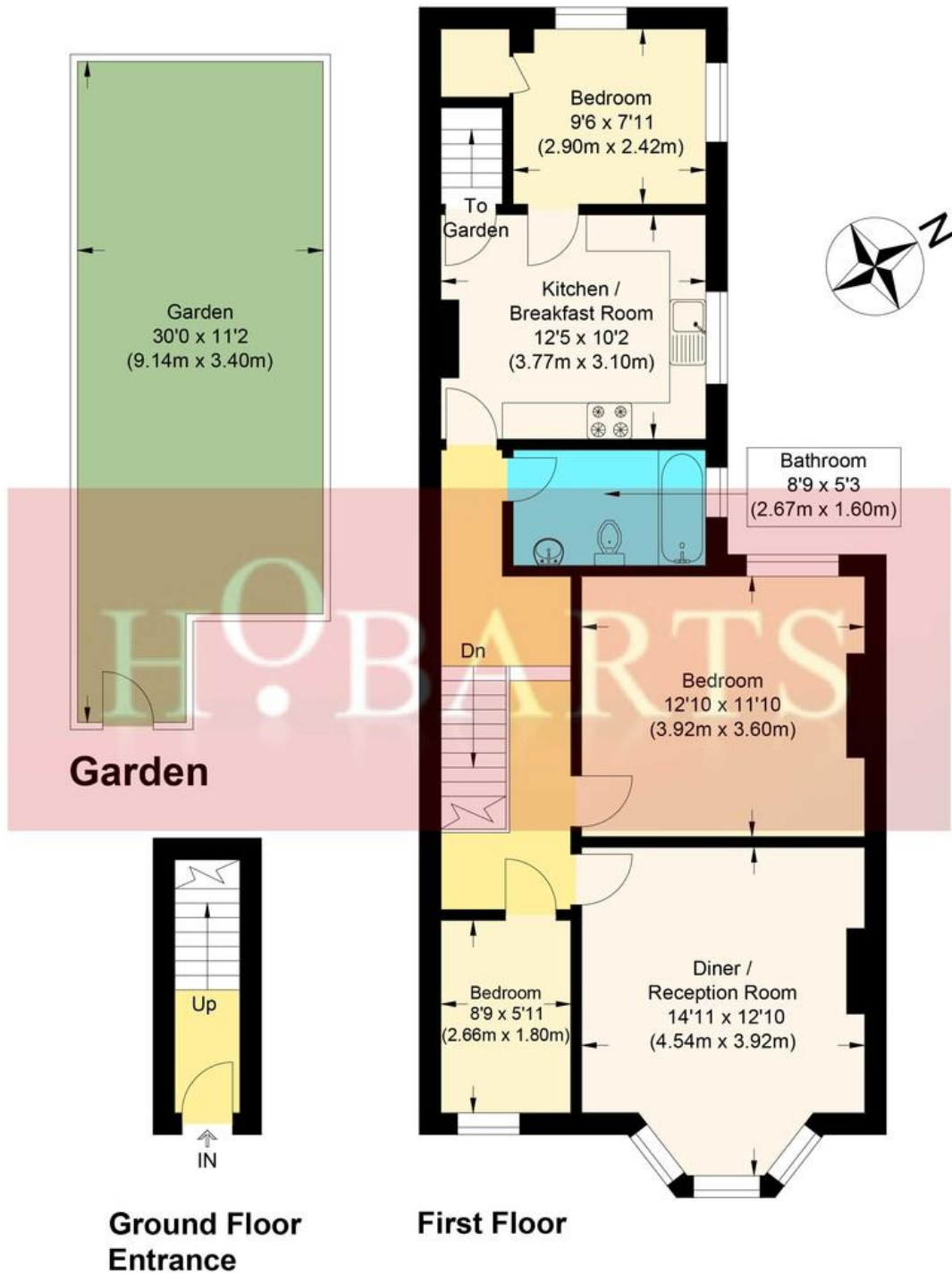
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0208 889 4322

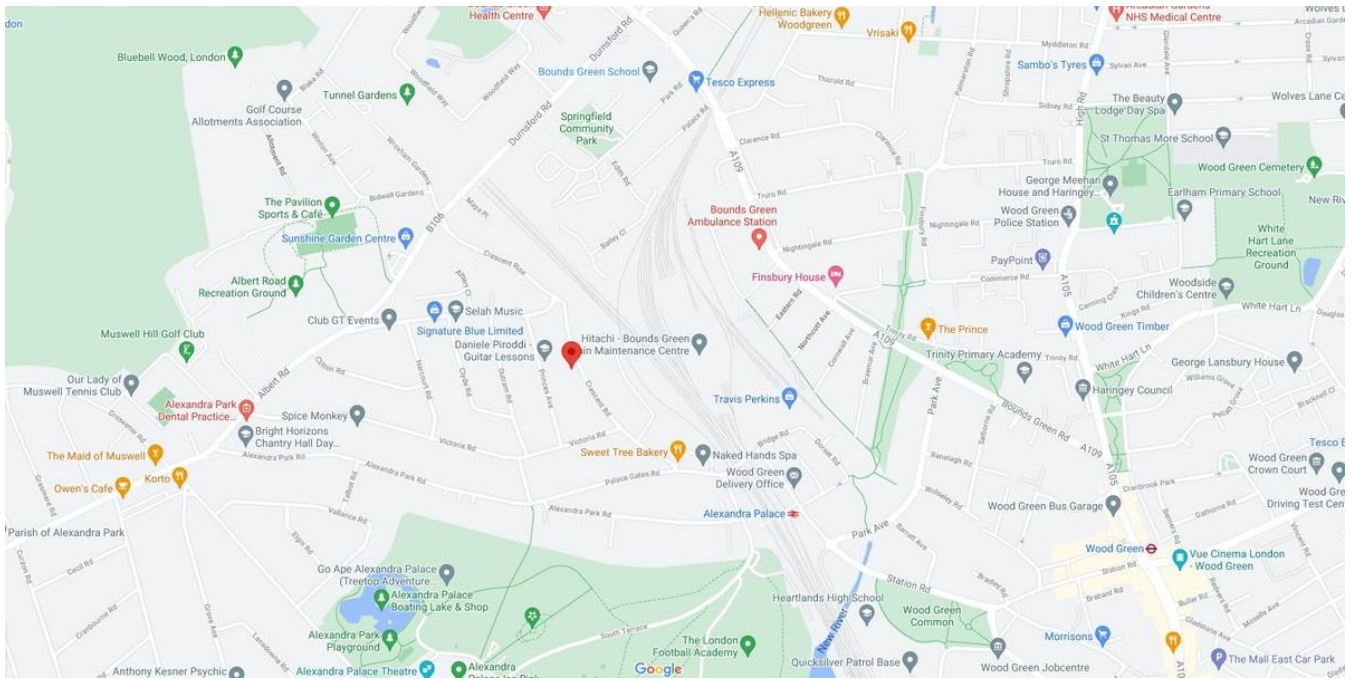


- **First-Floor Security**
- **Share of Freehold**
- **Period Features**
- **Close to Park/Palace Amenities**
- **20/25 mins City/West End**
- **Three Bedrooms**
- **large Frontal Lounge/Reception Room**
- **Own Front Entrance**
- **Close to National Rail & Tube Stations**
- **** LOFT SPACE POTENTIAL ****



Crescent Road, N22

Approximate Gross Internal Floor Area : 76.0 sq m / 818.05 sq ft
 Illustration for identification purposes only, measurements are approximate, not to scale.



Awaiting Energy Certification

Tenure:
Share of Freehold

Viewings:
Strictly by appointment via
HOBARTS ESTATE AGENTS
020 8889 4322

Ground Rent:
N/A

Service Charges:
No Fixed Charges

Contact:
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London N22 7RP

Local Authority:
Haringey London
Borough Council

sales@hobartsproperty.co.uk
www.hobarts.co.uk

rightmove

PrimeLocation.com

homes24.co.uk

Zoopa.co.uk

propertyfinder.com



These property details, including measurements, floor plans and items depicted in photographs etc. are intended only as a brief guide to prospective purchasers and are not intended to be relied upon for any purpose whatsoever. Any interested party should satisfy themselves by inspection or otherwise as to the correctness of each statement contained in these details.