



*16 palmerston crescent
london, n13 4ua*



two double
bedrooms



large living
room



newly
refurbished



period
features



freehold



large private
rear garden



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picturesque & pristine number 16

two bedroom family home

£475,000
guide price

a newly refurbished, ground floor maisonette, boasting a combination of traditional and contemporary design with the benefit of space, light and all modern conveniences.



description

a stunning bay window sets off this period property, with a statement fire piece, high ceilings, original coving and newly fitted wooden flooring - this is a perfect home for a discerning buyer wanting the best of modern living with access to a generous amount of private outdoor space.

the multiple qualities of this ground floor home starts with the front, being a beautiful brick façade, providing a warm welcome

into the property which offers two double bedrooms, a generous reception area, thoroughly modern bathroom and kitchen, with access to a fabulous garden.

there is plenty of cupboard and storage space, while the kitchen is a striking combination of deep blue cupboard doors, white stone work surfaces and chrome fixtures.





the garden is a real haven and presents a stylish and contemporary slate patio, stepped up to a long lawn that extends to the end of this spacious garden and to a useful shed/workshop at the end – ideal for hobbies and home projects.



location

palmer's green is a haven for any resident who wants the benefit of access to a wide range of facilities whether it is the café lifestyle or access to schools, transport, leisure facilities and open spaces.

a few minutes' walk from palmer's greens station, those wishing to travel in and out of london can do so easily on the great northern railway services. bus services are also readily available while the main north circular and a10 roads provide accessible routes in and out of the area and to other major arterial links.

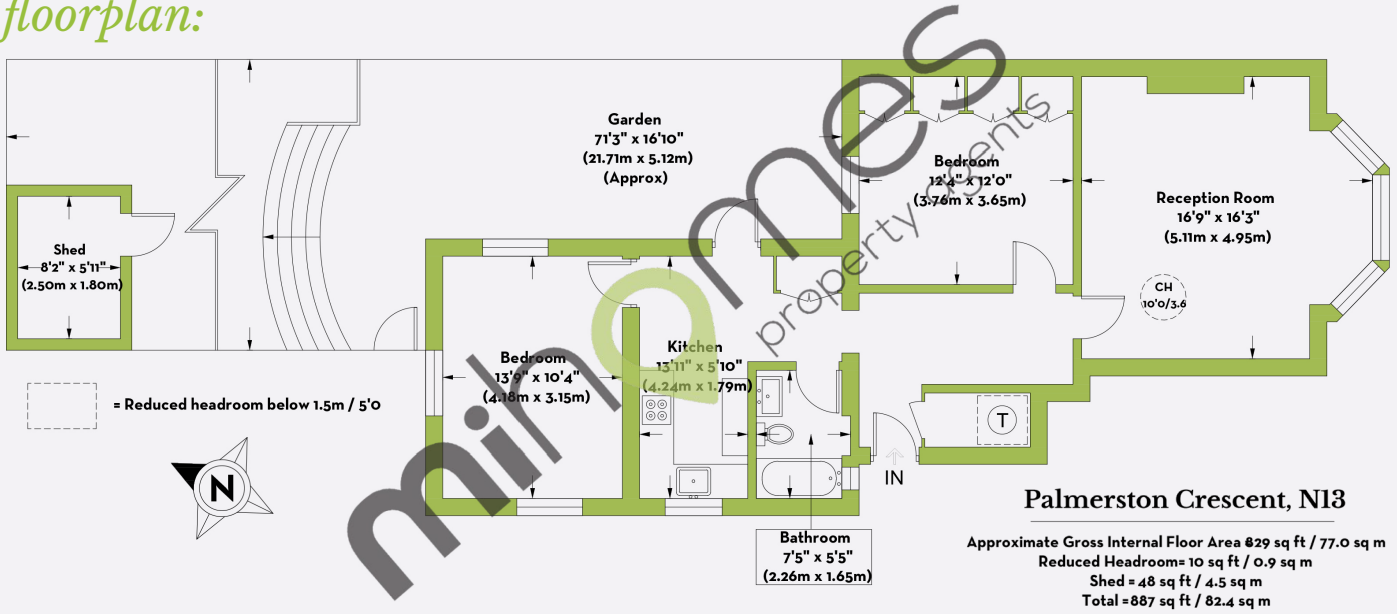
the local education facilities cater for all ages from pre-school to sixth form. starting with the opportunity to drop off the toddlers at the bright horizons day nursery and pre-school, there is also hazelwood and bowes primary

schools which all have excellent ratings and aim to inspire and challenge their students.

palmer's green high school is within a short distance and offers high standards of secondary education number one in the sunday times league table for independent schools with no sixth form for a second time. for those seeking the outdoor life there are plenty of nearby open spaces. hazelwood recreation ground is short walk, offering a large green and peaceful environment for adults and children alike.

the area also offers a wealth of restaurants, shops, supermarkets, leisure facilities which all combine to provide a convenient and pleasurable lifestyle within a thriving and welcoming community.

floorplan:



epc rating:
c

council tax band:
d

this plan is for layout purposes only. not drawn to scale unless stated. window and door opening are approximate. whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them. (id: 975465)

overview

- | | | | |
|---|--|---|--|
| ground floor maisonette | | freehold | |
| large private rear garden | | period features | |
| newly refurbished | | original coving | |
| bespoke kitchen with stonework surfaces | | 2 double bedrooms | |
| considered interior design | | large living room with a statement fire piece | |

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