

www.kings-group.net

39 - 40 Grand Parade
Haringey N4 1AQ
Tel: 0208 802 5800

Bury Road, London, N22 6HS
Asking Price £525,000

Kings Group presents this lovely period mid-terraced house situated on the highly-favoured Noel Park conservation area. The house offers spacious and adaptable living space and features great natural light flowing throughout the space. Features include: Three good size bedrooms and modern bathroom on the upper level, with two receptions, newly fitted kitchen and a good length rear garden.

Bury Road is ideally located within a short distance walk to the high street of Wood Green for all its shopping facilities, restaurants, coffee bars, cinema and gymnasium complex and the underground stations of Wood Green and Turnpike Lane (Piccadilly Line, Zone three) and bus station and within close proximity of Alexandra Palace Station (Thames link mainline) overground.

Reception Room One
10'02 x 11'10 (3.10m x 3.61m)

Reception Room Two
11'09 x 10'02 (3.58m x 3.10m)

Kitchen
11'08 x 13'07 (3.56m x 4.14m)

Bedroom One
11'09 x 7'09 (3.58m x 2.36m)

Bedroom Two
11'09 x 7'09 (3.58m x 2.36m)

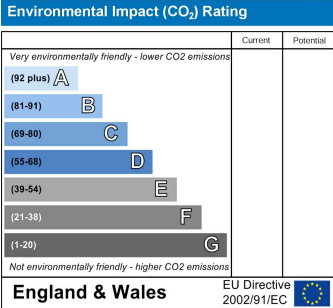
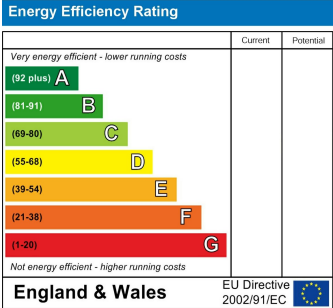
Bedroom Ththree
7'09 x 10'01 (2.36m x 3.07m)

Bathroom
6'09 x 5'10 (2.06m x 1.78m)

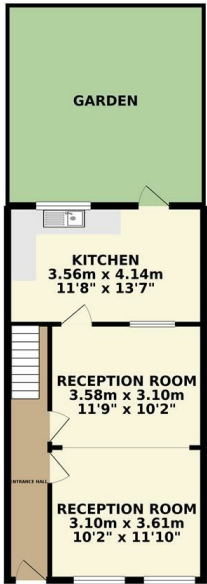
Garden

Disclaimer

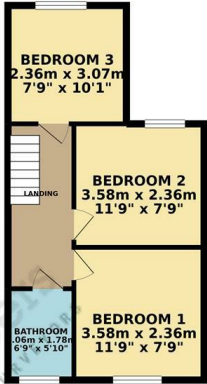
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The agent has not tested any apparatus, equipment, fixtures or services and so cannot verify that they are in working order, or fit for the purpose. References to the Tenure of a property are based on information supplied by the vendor. The agent has not had sight of the Title documents. A buyer is advised to obtain verification from their Solicitor or Surveyor.



GROUND FLOOR 45.72 sq. m.
(492.10 sq. ft.)



1ST FLOOR 40.00 sq. m.
(430.57 sq. ft.)



TOTAL FLOOR AREA : 85.72 sq. m. (922.67 sq. ft.) approx.
While every effort has been made to ensure the accuracy of the floorplan contained herein, measurements of doors, windows, walls and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee is given to their operation or efficiency can be given. Made with Metaphor 02097

