

FOR SALE



Ashridge Gardens, Palmers Green, London, N13
£660,000 Freehold

Anthony Webb
ESTATE AGENTS

Ashridge Gardens, Palmers Green, London, N13

WELL PRESENTED 1930S BUILT SEMI DETACHED FAMILY HOME LOCATED IN A QUIET RESIDENTIAL TURNING OFF POWYS LANE WITHIN EASY REACH OF BOTH ARNOS GROVE UNDERGROUND AND BOWES PARK MAINLINE STATIONS.

Three bedrooms • Living room with bay window and working fireplace • Dining room with doors to garden • Modern fitted kitchen with granite worksurfaces • Spacious hallway/landing with original stain glass windows • Modern family bath/shower room with seperate shower cubicle and Spa bath • Two double bedrooms and one single bedroom • Loft space with potential to convert • Off street parking • Garage • Front garden • 50ft approx south facing rear garden • Catchment area of Bowes primary school and Broomfield secondary school.

- Three bedrooms
- 1930s semi-detached House
- Two receptions
- Modern fitted kitchen
- Modern bath/shower room
- Popular location
- Off street parking and garage
- South facing rear garden





Ashridge Gardens
Palmers Green
London
N13 4LA

Tenure: Freehold
Gross Internal Area: 1055.00 sq ft



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales EU Directive 2002/91/EC		
Environmental Impact (CO ₂) Rating		
	Current	Potential
Very environmentally friendly - lower CO ₂ emissions		
(82 plus) A		
(61-81) B		
(39-60) C		
(15-38) D		
(9-14) E		
(1-8) F		
(1-20) G		
Not environmentally friendly - higher CO ₂ emissions		
England & Wales EU Directive 2002/91/EC		



TOTAL APPROX. FLOOR AREA 1055 SQ.FT. (98.0 SQ.M.)
Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms 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 as to their operability or efficiency can be given
Made with Metropix ©2019

Property particulars as supplied by Anthony Webb Estate Agents are set out as a general outline in accordance with the Property Misdescriptions Act (1991) only for the guidance of intending purchasers of lessees, and do not constitute any part of an offer or contract. Details are given without any responsibility, and any intending purchasers, lessees or third parties should not rely on them as inspection or otherwise as to the correctness of each of them. We have not carried out a structural survey and the services, appliances and specific fittings have not been tested. All photographs, measurements, floor plans and distances referred to are given as a guide only and should not be relied upon for the purchase of carpets or any other fixtures statements or representations of fact, but must satisfy themselves by or of fittings, gardens, roof terraces, balconies and communal gardens as well as tenure and lease details cannot have their accuracy guaranteed for intending purchasers. Lease details, service ground rent (where applicable) are given as a guide only and should be checked and confirmed by your solicitor prior to exchange of contracts. no person in the employment of Anthony Webb has any authority to make any representation or warranty whatever in relation to this property.

348 Green Lanes, Palmers Green, London N13 5TJ
020 8882 7888
palmersgreen@anthonywebb.co.uk
anthonywebb.co.uk

