



ABSOLUTE
PROPERTY

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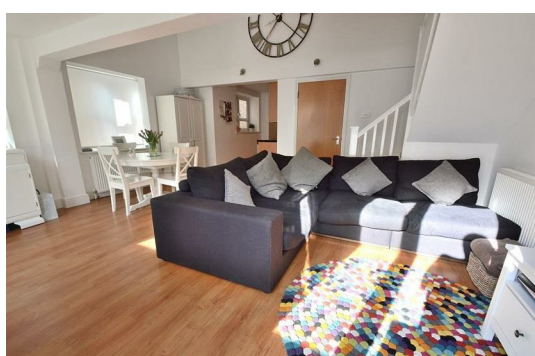
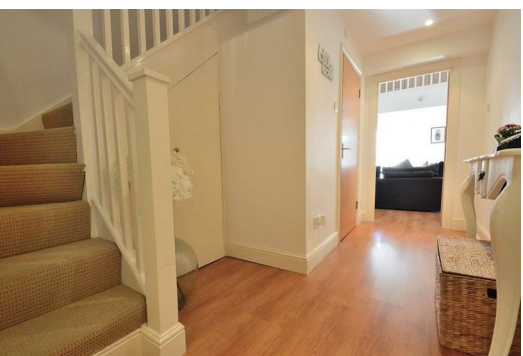


1 The Warehouse, Southgate N14 6HB

Offers In Excess Of £400,000

An impressive two bedroom ground floor duplex apartment which has been well maintained by its current owners. The property was a former Warehouse converted about 20 years ago and is situated in a cul de sac in the heart of Southgate. The property Boasts outside terrace, Lounge/Diner with double height ceilings, mezzanine bedrooms, modern kitchen, and comes with the added advantage of its own allocated parking space accessed via security gates. Viewing is Highly Recommended.

Originally converted from a warehouse around 20 years ago, this flat is conveniently situated within walking distance of Southgate Tube Station, Southgate Leisure Centre, a private gym, and popular shops including Marks & Spencer Foodhall. Enjoy the nearby restaurants on the high street, or take a stroll to Grovelands Park. The great location of this flat also affords easy access to the M25.



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ENTRANCE:

Front door opening to:

HALLWAY:

Ceiling spot lights, video entry phone system, radiator, wood laminate flooring, doors to lounge/diner, bathroom, stairs to mezzanine bedroom, under stairs storage.

LOUNGE/DINER:

17.10 x 14.10 (5.18m.3.05m x 4.27m.3.05m)

Wood laminate flooring, ceiling spot lights, two radiators, tv socket, open plan to kitchen, stairs to mezzanine bedroom, two upvc double glazed windows to side aspect, two upvc double glazed French doors opening to own terrace.

KITCHEN:

13 x 5.5 (3.96m x 1.52m.1.52m)

Range of eye and base level units, built in oven, gas hob and extractor, plumbing for washing machine and dishwasher, space for fridge/freezer, one and quarter bowl stainless steel sink/drain unit with mixer taps, tiled flooring, upvc double glazed window to side aspect.

BATHROOM:

Three piece suite comprising of low flush wc, pedestal hand wash basin, bath with shower attachment, heated towel rail, ceiling spot lights, extractor fan, tiled flooring.

BEDROOM ONE:

15.6 x 11 (4.57m.1.83m x 3.35m)

Fitted wardrobes and built in dresser unit, ceiling spot lights, upvc double glazed window to side aspect.

BEDROOM TWO:

17.8 x 5.4 (5.18m.2.44m x 1.52m.1.22m)

Ceiling spot lights, radiator, two upvc double glazed windows to front aspect.

