

Hazelwood Lane, Palmers Green, London, N13 £475,000 Leasehold - Share of Freehold



Hazelwood Lane, Palmers Green, London, N13

Well presented two bedroom flat occupying the entire ground floor of this converted Edwardian property with hardstanding and sole use of private rear garden.

Hazelwood Lane is a popular residential turning off Green Lanes close to Palmers Greens shops, restaurants, bus routes and mainline station into Finsbury Park and Moorgate. Broomfield Park and the New River are also a short walk. The property is within the popular Hazelwood primary school catchment area.

Secure communal entrance • Living room with bay window, period ceiling features and feature fireplace • Fitted kitchen/diner with door to side return and garden • Internal hallway with original tessellated tiled floor and storage cupboard • Period bathroom with roll top bath • Main bedroom with double doors to garden • Good size second bedroom • Double glazing • Gas central heating • Hardstanding to front • Garden to rear with paved patio, shrub borders and lawn.

Enfield Council Tax Band C Share of Freehold Remaining length of lease 963 years Ground rent N/A Service charges N/A

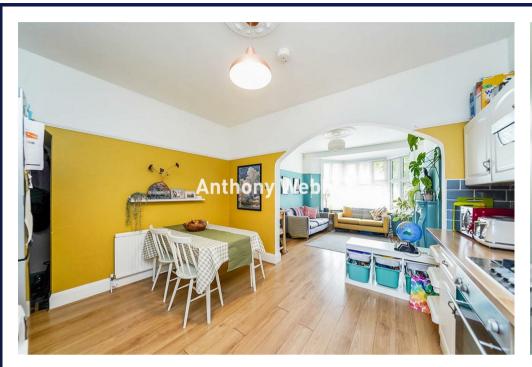
- Two bedrooms
- Ground floor Edwardian flat
- Living room
- Kitchen/diner
- Bathroom
- Double glazed/gas central heating
- Hardstanding to front
- Private rear garden















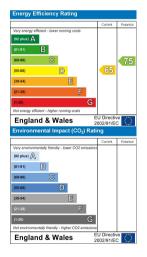


Hazelwood Lane Palmers Green London N13 5HB

Tenure: Leasehold - Share of Freehold

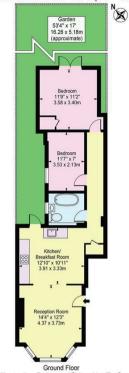
Gross Internal Area: 669.00 sq ft





Hazelwood Lane, Palmers Green, N13 5HB

Approx. Gross Internal Area 669 Sq Ft - 62.12 Sq M



For Illustration Purposes Only - Not To Scale

This floor plan should be used as a general outline for guidance only and does not constitute in whole or in part an offer or contract. Any intending purchaser or lessee should satisfy themselves by inspection, searches, enquiries and full survey as to the correctness of each statement. Any areas, measurements or distances quoted are approximate and should not be used to value a property or be the basis of any sale or let.

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

