



Finsbury Road, Wood Green, N22 8PA

£535,000

 Coultons

## PROPERTY SUMMARY

Coultons are pleased to offer for sale this attractive two double bedroom Victorian house situated quiet residential turning approximately 0.5 miles from Wood Green Underground Station along with the shopping area with all its coffee shops & restaurants. The property is also with easy reach of both Alexandra Palace & Bowes Park Overground Stations along with the green spaces of Alexandra Park. Added benefits include two reception rooms, a ground floor wc, first floor bathroom, sash double glazed windows to the front and a 32ft rear garden. In our opinion this would make an ideal home and viewing is highly recommended.

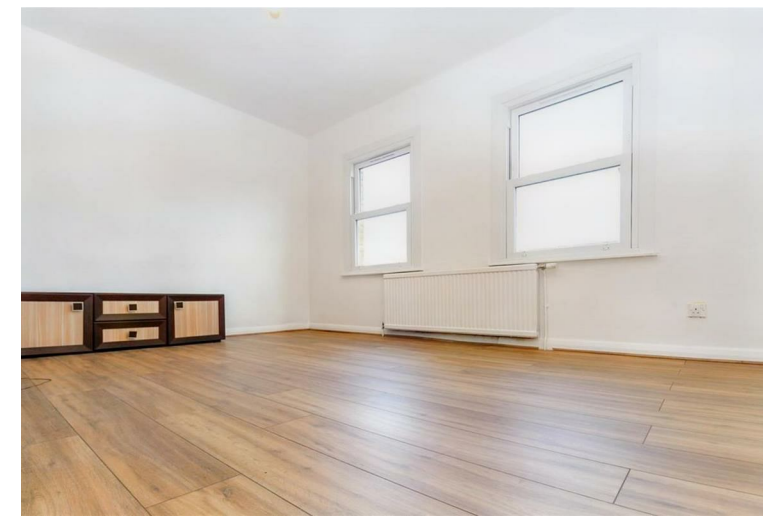
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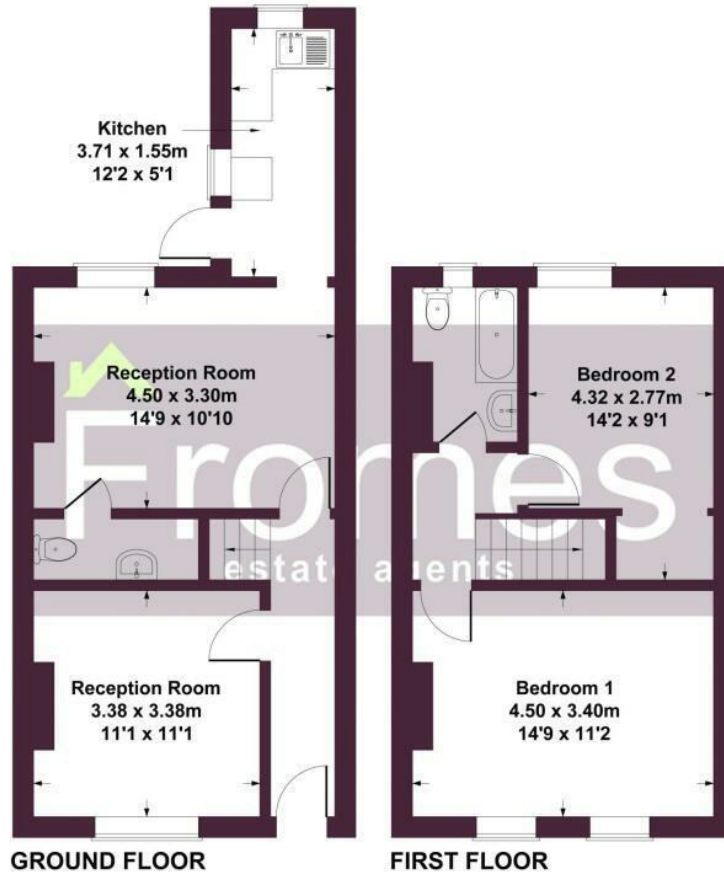
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# Finsbury Road London N22 8PA

Approximate Gross Internal Area 829 sq ft - 77 sq m



**SKETCH PLAN FOR ILLUSTRATIVE PURPOSES ONLY**

All measurements walls, doors, windows, fittings and appliances, their sizes and locations, are approximate only. They cannot be regarded as being a representation by the seller, nor their agent.

The Plan Portal 2019

**LOCAL AUTHORITY**

Haringey

**TENURE**

Freehold

**COUNCIL TAX BAND**

D

**VIEWINGS**

By prior appointment only

Energy Efficiency Rating		Current	Potential
<i>Very energy efficient - lower running costs</i>			
(92 plus)	A		86
(81-91)	B		
(69-80)	C		
(55-68)	D	60	
(39-54)	E		
(21-38)	F		
(1-20)	G		
<i>Not energy efficient - higher running costs</i>			
<b>England &amp; Wales</b>		EU Directive 2002/91/EC	

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements



**OFFICE ADDRESS**

26 Station Road  
North Chingford  
London  
E4 7BE

020 8090 0860  
sales@coultons.co.uk  
www.coultons.co.uk

**OFFICE ADDRESS**

425a Lordship Lane  
Wood Green  
London  
N22 5DH

020 3869 8989  
sales@coultons.co.uk  
www.coultons.co.uk