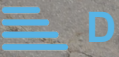




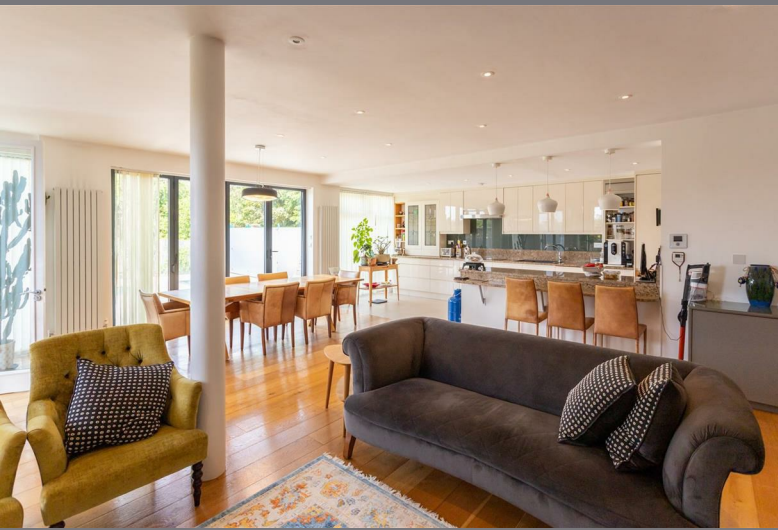
Powys Lane, Southgate, N14

Offers In The Region Of £2,100,000





# Powys Lane, Southgate, N14



## Description

**\*\*RARELY AVAILABLE\*\*** Homelink are genuinely delighted to offer this rather unique opportunity to purchase a modern FOUR STOREY LINK DETACHED FAMILY HOME overlooking Broomfield Park with off street parking for several cars in Southgate.

Situated on the N14 part of Powys Lane, this truly magnificent house is over 3,570 sq.ft (332 sq.m) and has something for everyone on all levels. Starting on the ground floor, the vendors have carefully thought about first impressions and upon entering the spacious porch, there are discreet hand built bespoke storage cupboards for jackets and shoes. A lovely tessellated tiled floor grabs your attention before you realise the sheer space in front and to each side of the house.

On the ground floor there is a large front reception room with feature fireplace, good sized study room (potential au pair room), guest WC, utility room and then you walk in the super sized family room! Modern hand built kitchen with bespoke fittings and integrated appliances, wet bar area, mood lighting, breakfast bar, granite worktops, dining area, ample lounge space and a wonderful view of the rear garden.

There are 2 sets of stairs from the open plan family room that lead to both the basement and upper levels. The basement is of colossal proportions and could even be made into a separate living area. It also contains a Turkish style sauna, shower and WC with access to the rear garden. On the first floor there 4 bedrooms and 2 bathrooms and on the top floor there is bedroom 5 with en-suite shower room and far reaching views.

The property is within easy reach of the shopping and transport facilities of Southgate.

Tenure: Freehold  
Enfield C/Tax Band 'G'

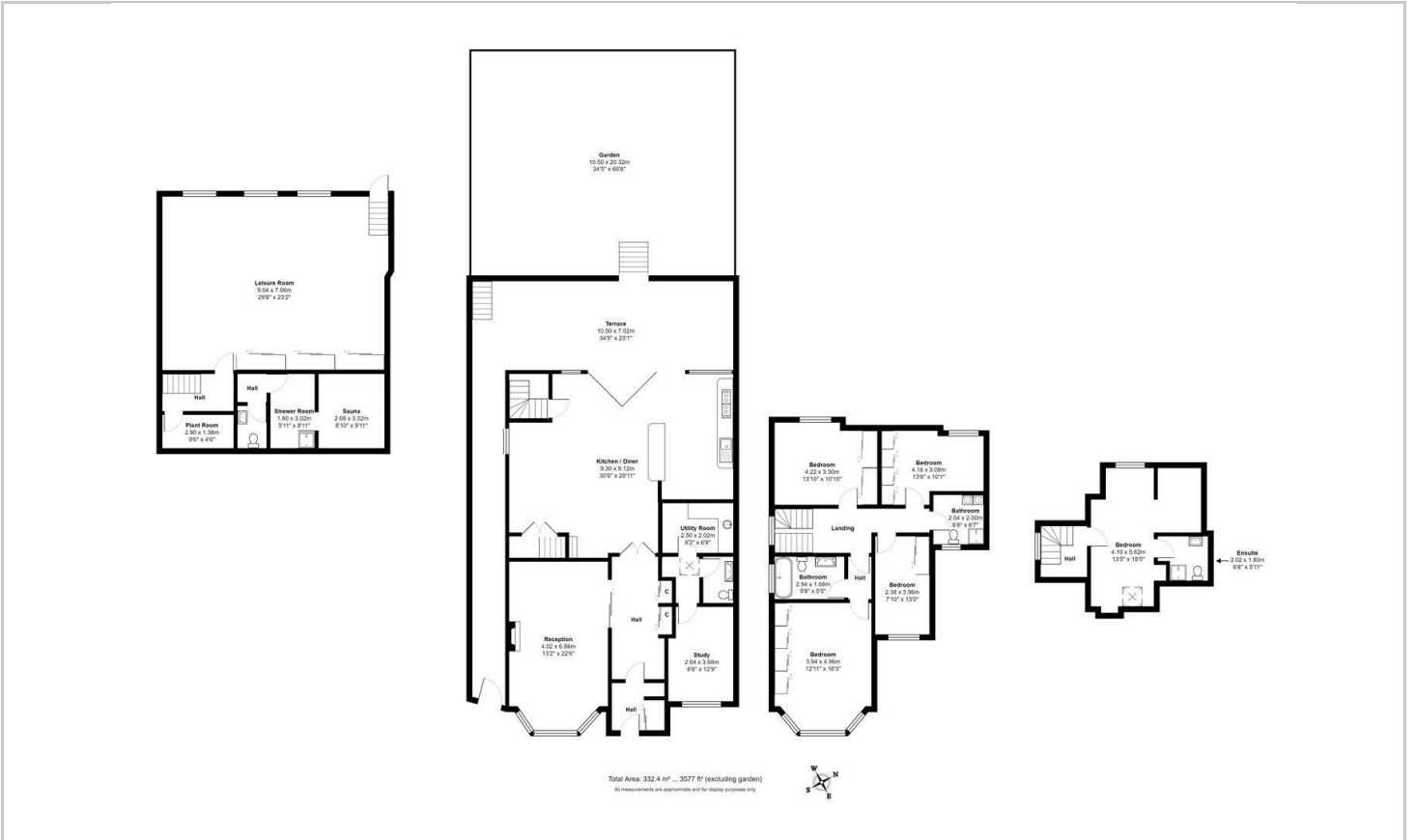
- FOUR STOREY PROPERTY
- LINK DETACHED 5 BED HOUSE
- AMAZING INTERIOR FINISHING
- HUGE BASEMENT WITH SAUNA
- FOUR BATHROOMS
- SEPARATE RECEPTION + STUDY
- LARGE OPEN PLAN FAMILY ROOM
- SPACIOUS REAR GARDEN
- RARELY AVAILABLE
- CHAIN FREE



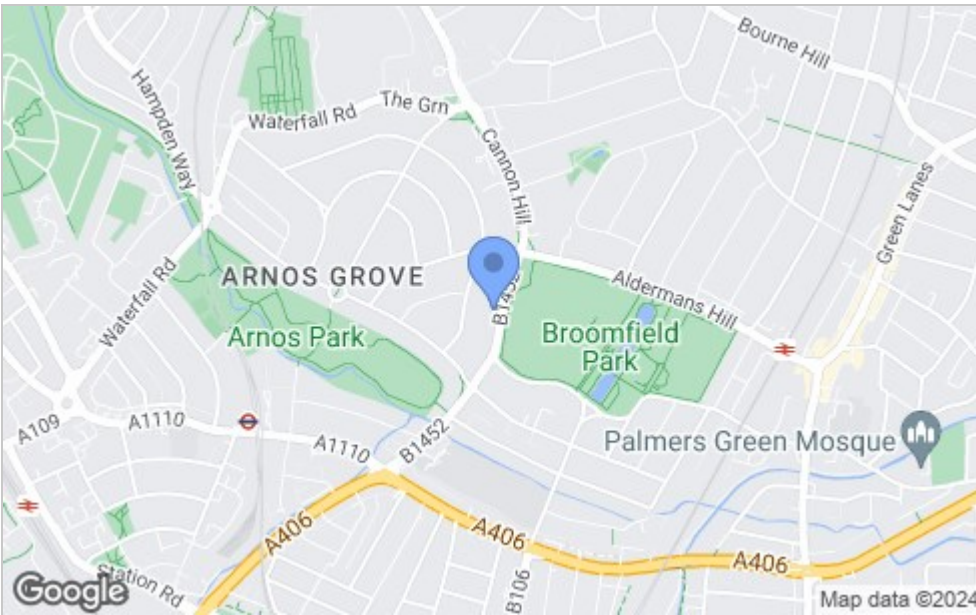




## Floor Plan



## Area Map

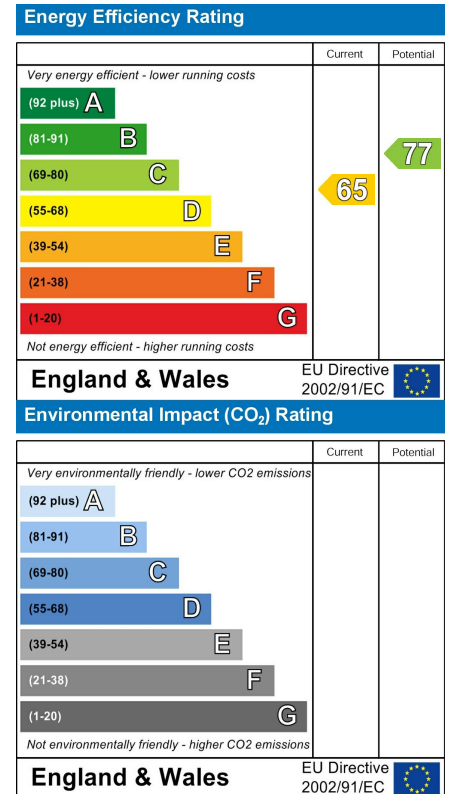


## Viewing

Please contact our Homelink Lettings & Estates Office on 0208 882 2112 if you wish to arrange a viewing appointment for this property or require further information.

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

## Energy Efficiency Graph



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