



Stonard Rd N13 4DP

£525,000

Share of Freehold

A charming 2-Bed, 2-Bath Maisonette in a Stunning Period Property – Palmers Green, North London

Nestled on the border of Winchmore Hill and Palmers Green, this beautifully presented two-bedroom, two-bathroom first-floor maisonette combines period charm with modern convenience. Set within an elegant character property, this home offers a warm and inviting atmosphere while benefiting from spacious, thoughtfully designed interiors.

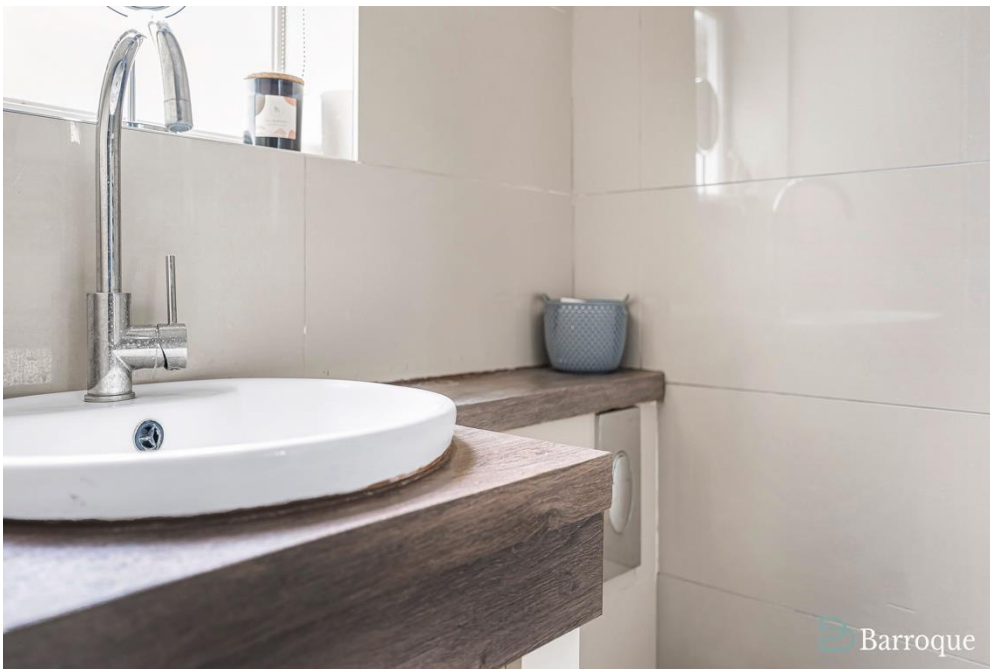
Step inside to discover a bright and airy living space, complete with high ceilings, large windows, and original period features that reflect the property's timeless appeal. The modern kitchen is fully equipped, offering both style and practicality for everyday living.

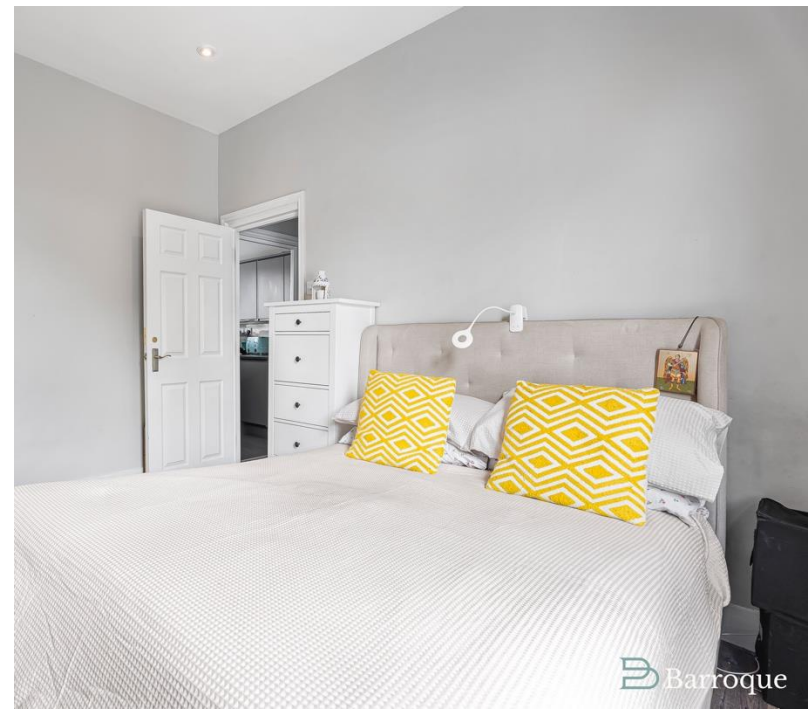
The two bedrooms include an en-suite, providing a private sanctuary, and the additional family bathroom is finished to a modern standard.

Located in a sought-after North London neighbourhood, this property is within easy reach of Palmers Green and Winchmore Hill station, local shops, green spaces, and excellent transport links into Central London.

This charming maisonette offers the perfect blend of period character and contemporary comfort and the opportunity to extend (STPP) ideal for first-time buyers, downsizers, or investors alike.







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Entrance : Via an original period wooden door, wood style flooring. Stairs rising to:

First Floor Landing : Loft access hatch, two storage cupboards, and an additional utility/storage cupboard housing the washing machine, doors leading to:

Kitchen/Reception Room : 16'0 x 13'3 (4.87 x 4.03m) Three double glazed Sash style UPVC windows to front aspect, wood style flooring, decorative feature fireplace with inset marble and marble hearth, double radiator, inset spotlights.

Kitchen Area: Comprising modern wall and base,, stainless steel single sink unit with chrome mixer tap and built-in soap dispenser, marble effect rolltop work surfaces, built in under counter fridge, freezer, dishwasher, washing machine, built in electric oven, electric hob and extractor hood above, glass tiled splash backs, tiled flooring.

Bedroom : 12'1 x 10'4 (3.68 x 3.15m) Large UPVC double glazed Sash style window to rear aspect, double radiator, wood style flooring, inset spotlights.

Bathroom: Modern bathroom comprising panelled bath with chrome mixer tap and handheld shower attachment, glass screen, pedestal wash hand basin with removable storage unit below, WC, heated towel rail, opaque window to side aspect part tiled walls, tiled floor.

Bedroom : 10'7 x 10'1 (3.22 x 3.07m) Large UPVC double glazed Sash style window to rear aspect, double radiator, carpet, inset spotlights, door to :

En-Suite: Modern three-piece ensuite comprising enclosed shower cubicle with chrome mixer tap and handheld shower attachment, glass sliding doors, built-in sink with under storage, WC, heated chrome towel radiator. Storage cupboard housing Main boiler with storage below.

Finer Details:

Tenure: Share of Freehold, underlying lease 990 years

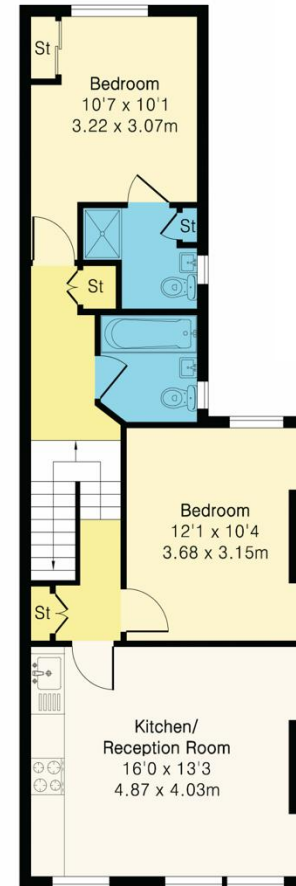
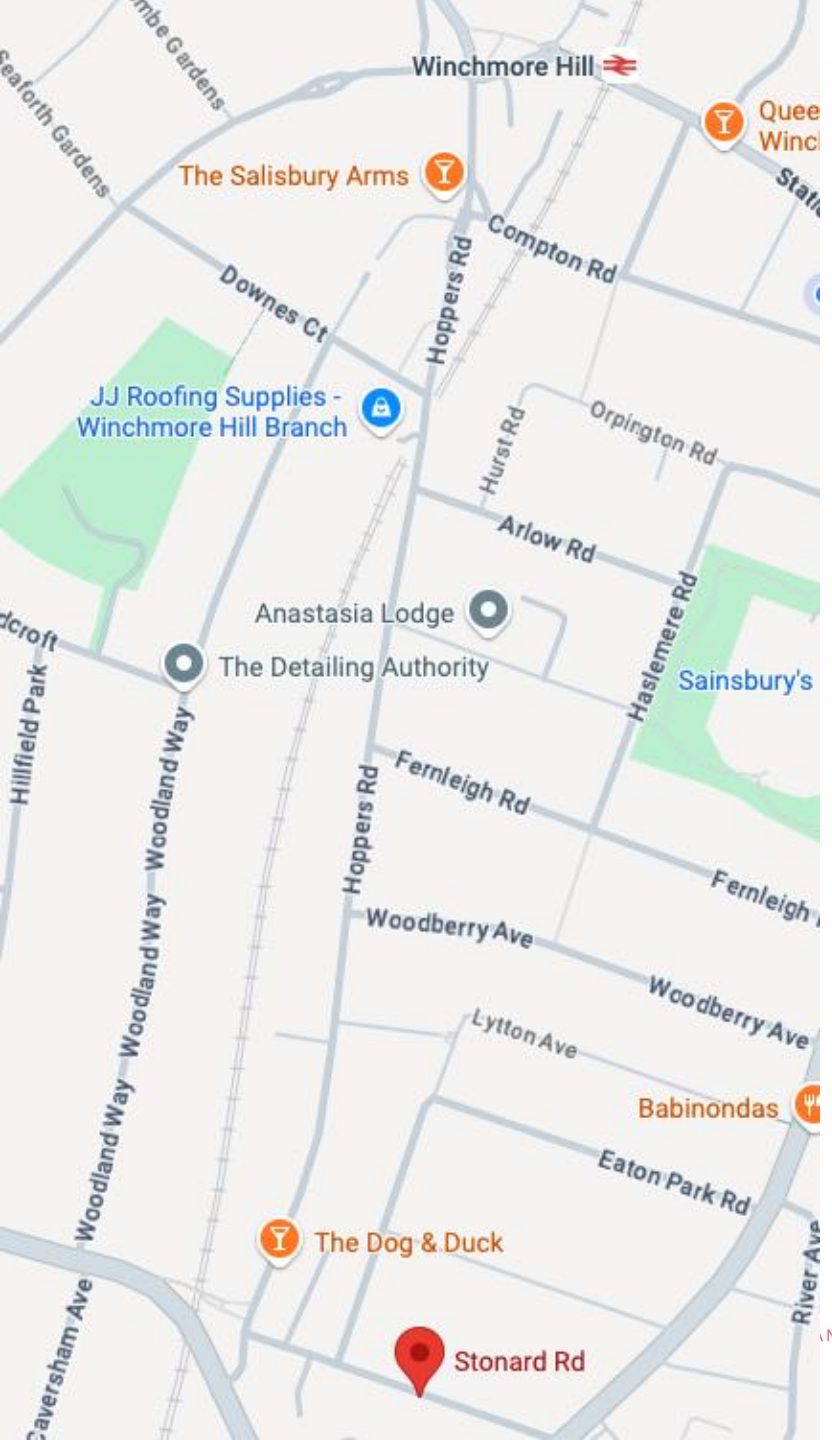
Service Charge : £0.00

Ground Rent: £0.00

Council Tax : D

Sole Selling Agent

Strictly by appointment only via Barroque Estates



Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		70 C
55-68	D	55 D	
39-54	E		
21-38	F		
1-20	G		



8 Stonard Road, London, N13 4DP

Approximate Gross Internal Area 638 sq ft – 59 sq m

Illustration for identification purposes only, measurements are approximate, not to scale

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