



**BRITISH
PROPERTY
AWARDS**

**2021
2024**

★★★★★

GOLD WINNER

ESTATE AGENT
IN BARNET

 **2**

Bedrooms
Mantlestates.com

 **1**

Bathroom



This terraced house offers versatile living with 2/3 bedrooms, a fitted kitchen-diner, and three reception areas. Located just minutes from Bounds Green Tube and Bowes Park Train Station, it provides easy access to schools and shopping facilities. The property is offered chain-free, making it an attractive option for buyers seeking a convenient and flexible living space.

Located in the vibrant area of Bounds Green, this 2/3 bedroom terraced house on Queens Road offers a practical and adaptable living space. The property features two double bedrooms, providing ample room for family or guests. The fitted kitchen-diner serves as a central hub for the home, ideal for meal preparation and dining. With three reception areas, the layout allows for flexible use, whether as additional living spaces, a home office, or a play area. The property's location is a significant advantage, being just a short walk from Bounds Green Tube and Bowes Park Train Station, ensuring excellent connectivity to central London and surrounding areas. This accessibility is complemented by the proximity to popular schools, making it a suitable choice for families. Additionally, the area offers a variety of shopping facilities, catering to everyday needs and more. Offered chain-free, the house presents a straightforward purchase opportunity. Overall, this terraced house combines convenience and flexibility, situated in a well-connected and amenity-rich location, making it a practical choice for a range of buyers.

ENTRANCE HALL: 24' 00" x 3' 06" (7.32m x 1.07m) Double-glazed front door, radiator, laminated flooring, under-stairs storage cupboard.

FRONT RECEPTION: 11' 01" x 15' 00" (3.38m x 4.57m)

11'01" x 12'04" < 15'00" into square bay Double-glazed window to front aspect, radiator, laminated flooring, feature fireplace.

REAR RECEPTION/BEDROOM: 12' 01" x 9' 03" (3.68m x 2.82m) Double-glazed door to garden, laminated flooring, radiator, feature fireplace.

KITCHEN/DINER: 20' 07" x 8' 05" (6.27m x 2.57m)

Double-glazed window to side & rear aspect, double-glazed door to garden, laminated flooring, wall and floor standing kitchen units, stainless steel sink drainer with mixer tap, gas hob, electric oven, extractor, Velux window,

LANDING: 12' 09" x 5' 04" (3.89m x 1.63m) loft access, carpet.

FRONT BEDROOM: 12' 06" x 15' 01" (3.81m x 4.60m) Double-glazed window to front aspect x 2, laminated flooring, radiator.

REAR BEDROOM: 12' 01" x 9' 06" (3.68m x 2.90m) Double-glazed window to rear aspect, radiator, laminated flooring.

BATHROOM: 13' 09" x 8' 06" (4.19m x 2.59m)

Double-glazed windows to side & rear aspect, low level flush water closet, wash hand basin with mixer tap, panel bath with mixer tap and shower attachment, plumbed for washing machine, radiator, corner shower cubicle.

SIDE GARDEN: 21' 06" x 6' 01" (6.55m x 1.85m)

REAR GARDEN: 22' 07" x 15' 10" (6.88m x 4.83m)

FRONT GARDEN: 15' 06" x 6' 10" (4.72m x 2.08m)

Queens Road, Bounds Green, London, N11

Aproximate Gross Internal Area = 98.8 m² ... 1064 ft²

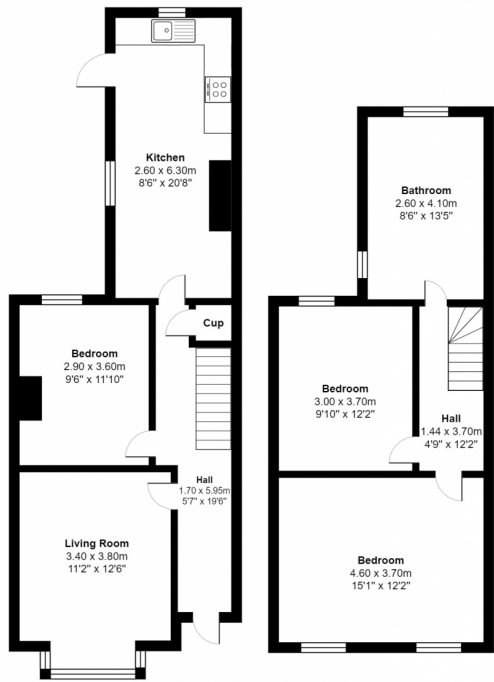
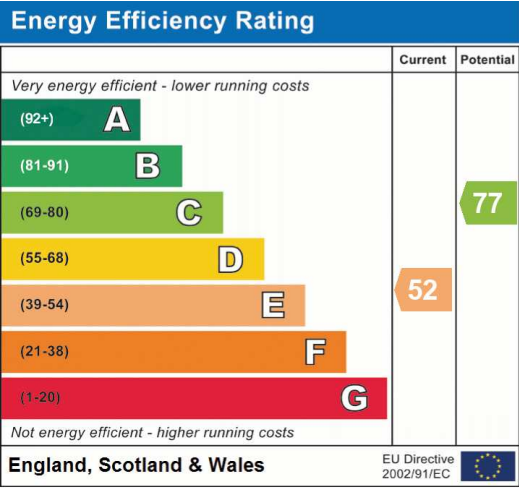


Illustration for identification purposes only; measurements are aproximate and not to scale.
Assesmenthive.co.uk



Address: Queens Road, Bounds Green, London, N11

