



# Castles

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OFFERS IN EXCESS OF

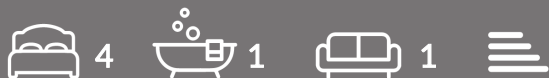
**£575,000**

**Whitmore Close**

London, N11 1PB

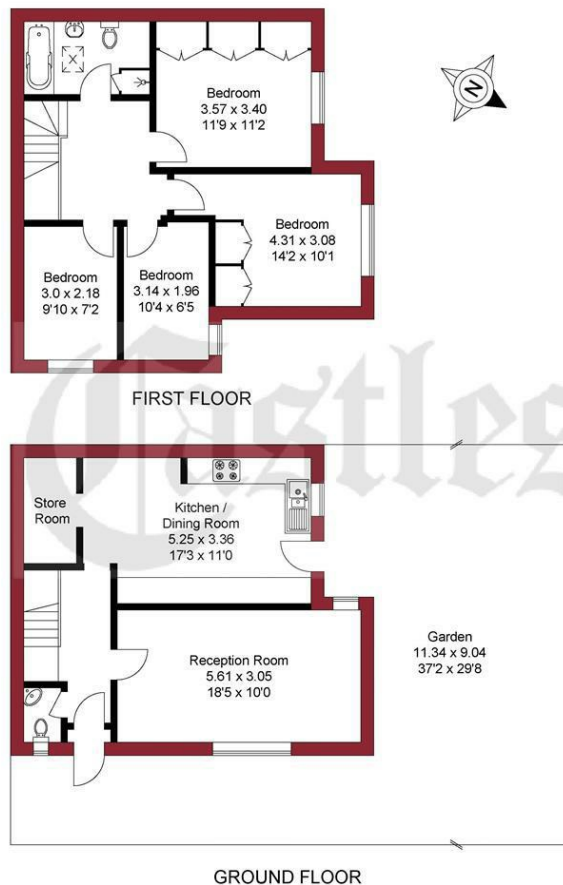
## PROPERTY SUMMARY

Boasting 1,061 sqft (approx.) of living space, is this beautifully presented four bedroom family home. The ground floor comprises of an inviting entrance hall, bright reception room, spacious modern kitchen/diner and guest W.C. The first floor consists of a generous main bedroom, three additional bedrooms, and contemporary four-piece bathroom. Enjoying a good size, well maintained rear garden and benefiting from off street parking. Local transport options include Arnos Grove Underground station (Piccadilly line) and New Southgate railway station. Arnos Park and a variety of shops are also near by.





APPROXIMATE GROSS INTERNAL AREA  
98.60 sqm / 1061.32 sqft



THIS PLAN IS FOR ILLUSTRATION ONLY AND MAY NOT BE  
REPRESENTATIVE OF THE PROPERTY

For a guide to the area  
please scan this code for  
more information



House - Semi-Detached

Freehold

**Council:**

**Council Tax Band:** E

**Lease Remaining:** n/a

**Service Charge:** n/a

**Ground Rent:** n/a

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

78 Green Lanes  
Palmers Green  
London  
N13 6BE

#### OFFICE DETAILS

020 8888 6081

[www.castles.london](http://www.castles.london)

| Energy Efficiency Rating                    |  | Current | Potential |
|---------------------------------------------|--|---------|-----------|
| Very energy efficient - lower running costs |  |         |           |
| (92-100) A                                  |  |         |           |
| (81-91) B                                   |  |         |           |
| (69-80) C                                   |  |         |           |
| (55-68) D                                   |  |         |           |
| (39-54) E                                   |  |         |           |
| (21-38) F                                   |  |         |           |
| (1-20) G                                    |  |         |           |
| Not energy efficient - higher running costs |  |         |           |
| England & Wales                             |  |         |           |
| EU Directive 2002/91/EC                     |  |         |           |