



Castles

ASKING PRICE

£1,150,000

South View Road

Crouch End, N8 7LX

Castles



PROPERTY SUMMARY

Set between the parks of Priory and Alexandra is this well-presented, terraced, family home. Ideally located for the amenities provided on High Street, Hornsey and within the catchment of the highly rated Campsbourne Primary School.

Comprising three bedrooms, through-reception, leading onto generous kitchen and beautifully maintained south-facing rear garden. Further comprising four-piece bathroom suite, second floor roof terrace with roof tops views and ample storage opportunities. Transport is provided by a plethora of local bus routes and nearby Hornsey Overground station providing an effective commute to the City.

Local Authority: Haringey

Council Tax band: E





A guide to the area

AREA GUIDE TEXT

South View Road, London, N8 Approximate Gross Internal Area = 1270 sq ft / 117.9 sq m



Floor plan produced in accordance with RICS Property Measurement 2nd Edition. Although Pink Plan Ltd ensures the highest level of accuracy, measurements of doors, windows and rooms are approximate and no responsibility is taken for error, omission or misstatement. These plans are for representation purposes only and no guarantee is given on the total square footage of the property within this plan. The figure icon is for initial guidance only and should not be relied on as a basis of valuation.



House - Terraced

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

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OFFICE DETAILS

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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	