



Grosvenor Gardens, Oakwood, London, N14

Under Offer (SSTC)

£775,000 (Freehold)





4-Bedroom Semi-Detached house, in a highly desirable area, requiring a full program of refurbishment, offered to the market chain free.

Nestled in the highly sought-after area of Grosvenor Gardens, Oakwood, this charming semi-detached house presents an excellent opportunity for those looking to create their dream home. With four bedrooms, including three spacious double rooms and a single bedroom, this property is perfect for families or those seeking extra space.

The house boasts two inviting reception rooms, providing ample space for relaxation and entertaining. The layout includes an upstairs bathroom and a convenient downstairs W/C, catering to the needs of modern living. The property is set on a generous plot, featuring a driveway that accommodates up to three vehicles, along with an integral garage for additional storage or parking.

While the house requires a full programme of renovation, it offers a blank canvas for buyers to personalise and enhance according to their tastes. Its prime location is just a short distance from Oakwood London Underground station, ensuring excellent transport links to the wider city.

Offered chain-free, this property presents a rare opportunity to invest in a home in a desirable area, allowing you to transform it into a stunning residence. Whether you are a first-time buyer or looking to expand your property portfolio, this semi-detached house is not to be missed. Embrace the potential and make this house your own in the vibrant community of Oakwood.

Tenure: Freehold
Local Authority: Enfield
Council Tax Band:

Driveway

Crazy paved driveway, suitable for a number of vehicles, access to garage, gravel border, brick boundary wall.

Entrance Hall

UPVC double glazed opaque double doors to front aspect, radiator, stairs to first floor, understairs storage, double doors to dining room, doors to remaining rooms.

Downstairs W/C

Single glazed window to side aspect, low flush w/c

Lounge

Double glazed bay window to front aspect, radiator, coving to ceiling, radiator, feature fire place

Dining Room

Double glazed bay including door and windows to rear aspect, serving hatch to kitchen, radiator, coving to ceiling, electric fire place

Kitchen

Double glazed windows to rear and side aspects, matching range of wall and base units with roll top work surfaces over including breakfast bar area, integrated double electric oven, 1 1/2 stainless steel sink and drainer with mixer tap, integrated dishwasher, 4-ring gas hob with in-built extractor over, integrated low level fridge, radiator, tiled splash backs, door to:

Lobby

Door to back garden, door to integral garage

Integral Garage

Electric garage door, base units with plumbed space for washing machine, 1 1/2 stainless sink and drainer, double glazed window to rear aspect, power and light.

Split level first floor landing

Double glazed opaque windows to side and rear aspect, loft access, radiator, doors to remaining rooms

Bedroom 1

Dual aspect with double glazed windows to front and rear, x2 radiators, coving to ceiling

Bedroom 2

Double glazed bay window to front aspect, radiator, matching range of built in wardrobes and bedroom furniture, coving to ceiling





Bedroom 3

Double glazed bay window to rear aspect, radiator, coving to ceiling

Bedroom 4

Double glazed window to front aspect, radiator, built in wardrobe, coving to ceiling

Bathroom

Double glazed opaque window to rear aspect, matching bathroom, suite to include panel bath and pedestal sink, airing cupboard housing Vaillant ecoTEC plus 832 boiler, radiator, part tiled, extractor fan, coving to ceiling.

Separate W/C

Double glazed opaque window to side aspect, low flush w/c

Garden

Crazy paved patio area, garden shed, stairs down to a mainly lawned area, with a wide selection of mature trees, shrubs and bushes, outside power point, outside tap

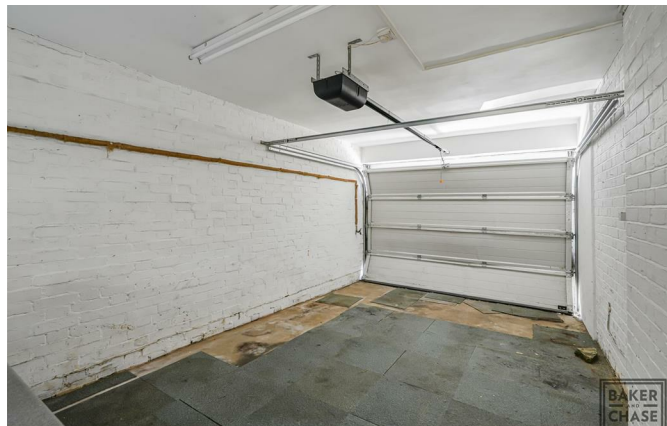
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Measurements: These approximate room sizes are only intended as general guidance. You must verify the dimensions carefully before ordering carpets or any built-in furniture.

Services: Please note we have not tested the services or any of the equipment or appliances in this property, accordingly we strongly advise prospective buyers to commission their own survey or service reports before finalising their offer to purchase.

Fixtures and fittings: Items shown in photographs are NOT included. A list of the fitted carpets, curtains, light fittings and other items fixed to the property which are included in the sale (or may be available by separate negotiation) will be provided by the Seller's Solicitors.







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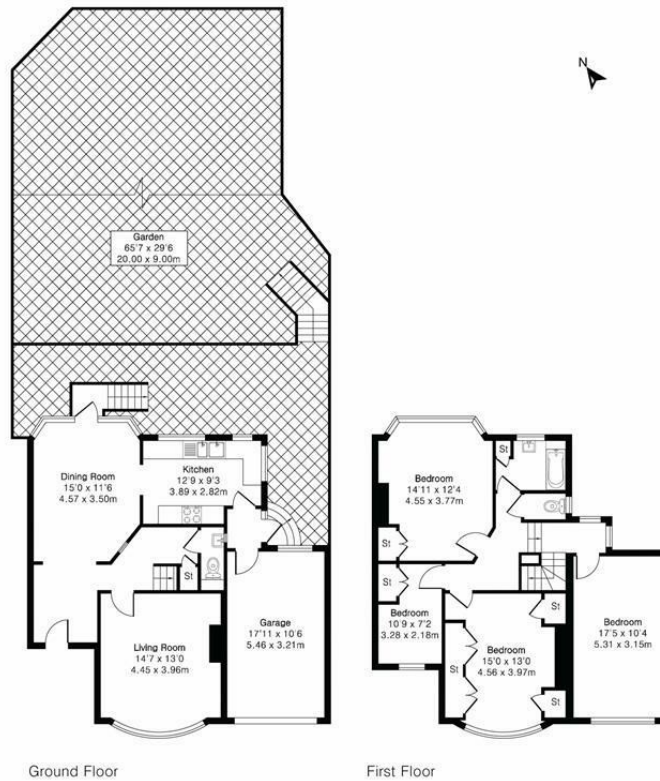




Approximate Gross Internal Area 1631 sq ft - 151 sq m

Ground Floor Area 829 sq ft - 77 sq m

First Floor Area 802 sq ft - 74 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.



EPC Rating D / Local Authority: London Borough of Enfield / Council Tax Band: F