



Crescent Road, London N22 7RU

welcome to
Crescent Road, London

Superbly located, with easy access to Alexandra Park Station, this wonderful character maisonette has been extended to occupy the upper 2 floors of an attractive period end-of-terrace building and provides a truly exceptional 3-bedroom home with terrace & private garden.

Offering large, well-proportioned rooms with character and high ceilings, the living space flows beautifully from the spacious hallway. The first floor is arranged to provide two double bedrooms, an attractive bathroom and an exceptional, double aspect kitchen/diner with doors opening onto the first-floor terrace, whilst the upper floor provides a very large double aspect master bedroom with excellent eves storage. From the terrace, steps lead down to the beautifully cared-for private garden with direct street access.

The corner property is located close to the shops and cafes of Palace Gates Road, ideal for access to Alexandra Park Station (Great Northern) which provides 22-minute access to Moorgate, and just 3/4 mile from Bounds Green (Piccadilly Line) plus access to the extensive bus routes of the area.

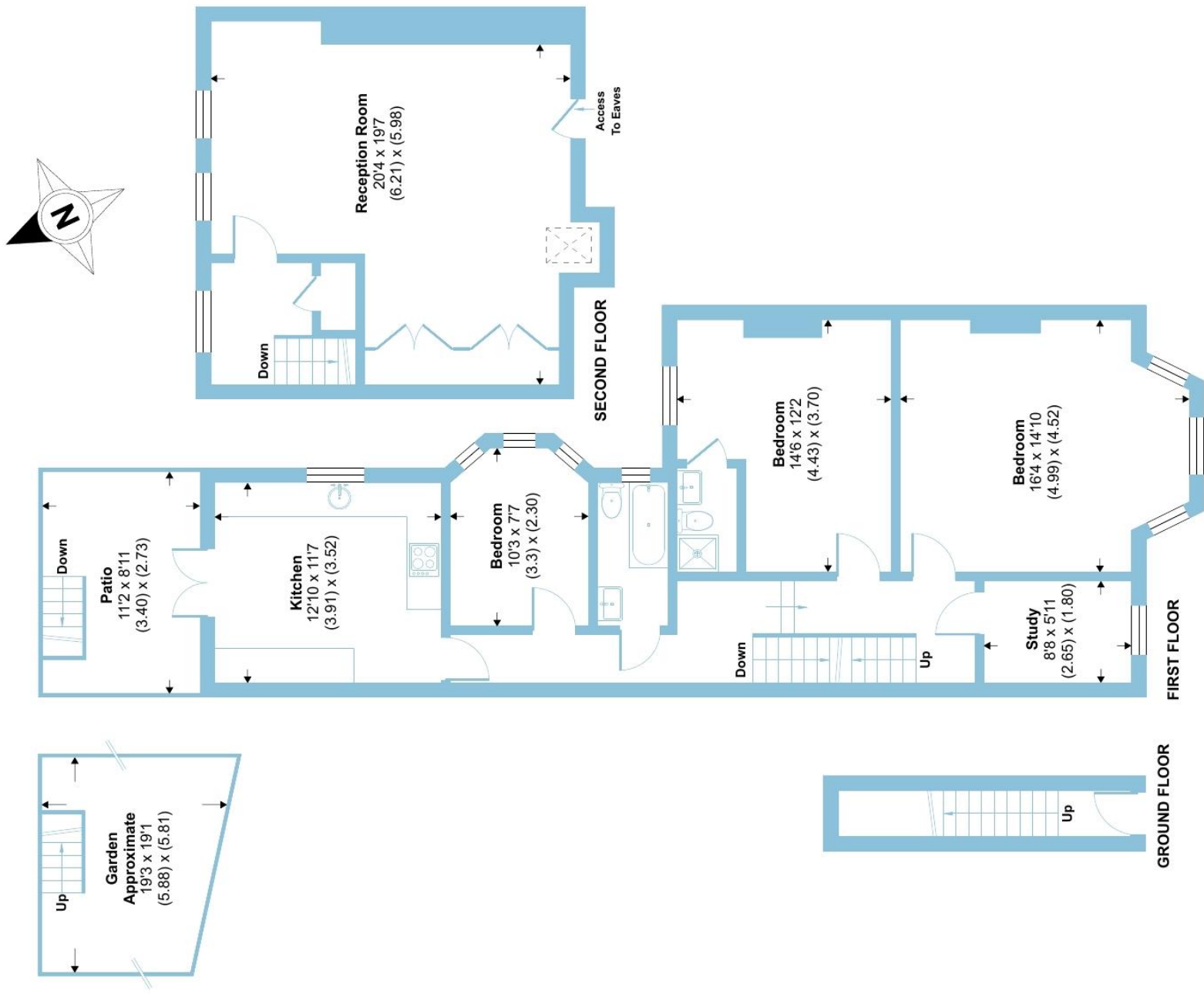
The entrance to Alexandra Park, with its superb leisure facilities, is less than 1/4 mile away



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Approximate Area = 1349 sq ft / 125.3 sq m

For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement 2nd Edition,
Incorporating International Property Measurement Standards (IPMS2 Residential). © nchecom 2025.
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- Large Reception
- Double Aspect Kitchen Diner
- 3 Double Bedrooms
- Bathroom
- Private Terrace and Garden

Tenure: Leasehold EPC Rating: D

Council Tax Band: C Building Insurance: £4092

Ground Rent: ZERO

This is a Leasehold property with details as follows; Term of Lease 999 years from 14 Feb 2002.

Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.

£825,000



Please note the marker reflects the
postcode not the actual property

view this property online barnardmarcus.co.uk/Property/MUH106047



Property Ref:
MUH106047 - 0003

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