



**THE CHINE, N21 2EB**



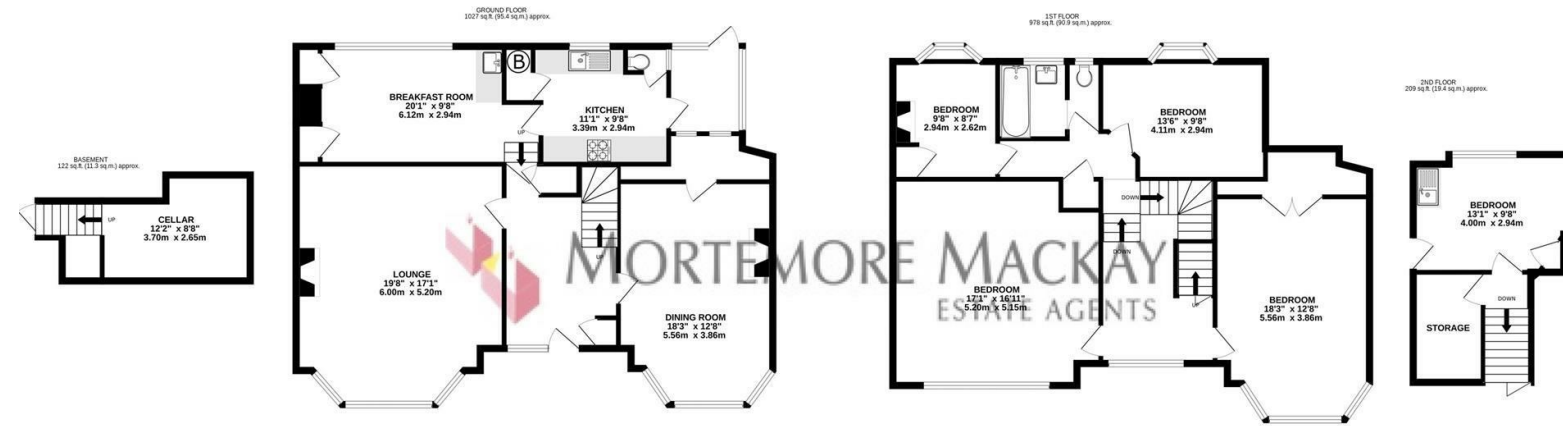
**£1,050,000 Freehold**

- DOUBLE FRONTED EDWARDIAN
- KITCHEN
- FAMILY BATHROOM
- GARDEN
- SOUGHT AFTER ROAD
- 3 RECEPTIONS
- 5 BEDROOMS
- CELLAR
- IN NEED OF MODERNISATION
- LARGE LOFT SPACE



# Property Details

CHAIN FREE - We have pleasure in offering for sale this imposing double fronted semi detached property situated in the most sought after road within Grange Park. The accommodation consists of a spacious entrance hallway with access to the cellar off. Two spacious front receptions with sashcord windows to the front and another reception to the rear with the kitchen to the side. On the first floor there are four bedrooms and a family bathroom with a further bedroom on the second floor and an expansive loft space that could be extended subject to planning. The rear garden has mature trees, bushes and two garden sheds. At the front is driveway and mature front garden. The property is in need of modernisation but has a tremendous amount of scope to restore to a fantastic family home. Grange Park with it's local shops, restaurants, buses and railway station are all within walking distance.



TOTAL FLOOR AREA : 2335 sq.ft. (217.0 sq.m.) approx.  
 Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus)	A		
(81-91)	B		78
(69-80)	C		
(55-68)	D		
(39-54)	E	41	
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

