



## GREEN DRAGON LANE, N21 1ET



**£1,100,000 Freehold**

- PERIOD PROPERTY
- MORNING ROOM
- UTILITY AREA
- 4 BEDROOMS
- STUNNING GARDEN
- TWO RECEPTIONS
- KITCHEN
- DOWNSTAIRS CLOAKROOM
- FAMILY BATHROOM
- OFF STREET PARKING



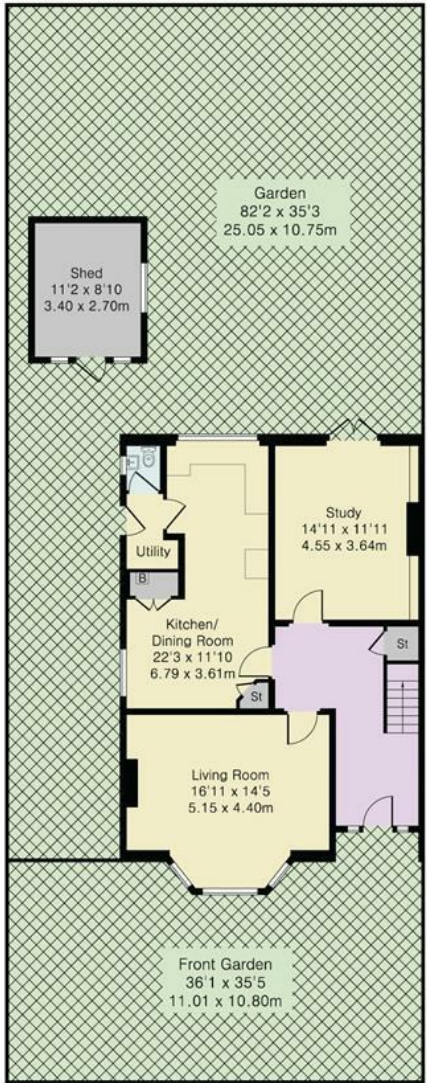
Property Details

Set along the sought-after Green Dragon Lane, this charming period property combines elegant original features with well-proportioned living spaces and a generous garden. The welcoming reception hallway leads to a spacious front lounge, illuminated by large windows, high ceilings, ornate coving, picture rails, and an open fireplace lend this room a warm and distinguished ambiance. A second reception room at the rear enjoys French doors opening onto the garden, creating a seamless flow between indoor and outdoor living. There is also a delightful morning room, which connects directly to the kitchen, alongside a convenient utility area and downstairs cloakroom.

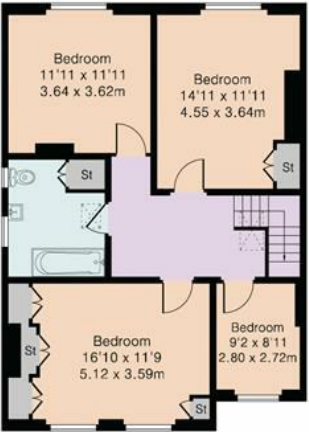
Upstairs, you will find four generously sized bedrooms each with authentic sashcord windows offering plenty of natural light. A well-appointed family bathroom completes the first-floor accommodation.

Outside, the rear garden is a true highlight. A patio terrace offers the perfect spot for al fresco dining and relaxation, while the remainder of the garden is laid to lawn with an abundance of mature flower and shrub beds creating a lush, private setting. At the front, a brick-paved driveway provides off-street parking, complemented by a further lawn area and colourful flower beds. The property benefits from a range of well-regarded primary and secondary schools within close proximity. Eversley Primary School, Grange Park Primary and Merryhills School are popular choices for younger children, while Highlands Secondary School has an outstanding OFSTED rating meaning this is ideal location for all ages.

The property also enjoys excellent transport links. Winchmore Hill Station and Grange Park Station (Great Northern line) are within easy reach, offering regular services into Central London. Several bus routes pass through the local area, and access to the A10 and M25 is convenient, making commuting straightforward. With its blend of period features, versatile living space, and superb location, this is must view.



Ground Floor



First Floor

Approximate Gross Internal Area 1762 sq ft - 163 sq m  
Ground Floor Area 842 sq ft - 78 sq m  
First Floor Area 821 sq ft - 76 sq m  
Shed Area 99 sq ft - 9 sq m



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 as defined by RICS code of measuring practise. No guarantee is given on 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.

