

MOYNIHAN DRIVE, N21 1SH



£625,000 Freehold

- SEMI DETACHED HOUSE IN CUL DE SAC
- THREE BEDROOMS
- FAMILY BATHROOM
- OPEN PLAN RECEPTION/ KITCHEN
- CONSERVATORY
- DOWNSTAIRS WC
- LARGER THAN AVERAGE GARDEN
- CLOSE TO POPULAR PRIMARY & SECONDARY SCHOOLS

Property Details

Situated in the tranquil cul-de-sac of Moynihan Drive, this charming semi-detached house in Highlands Village offers a delightful family home. With three well-proportioned bedrooms, this property is perfect for families seeking comfort and space. The family bathroom is conveniently located, and an additional downstairs WC adds to the practicality of the layout.

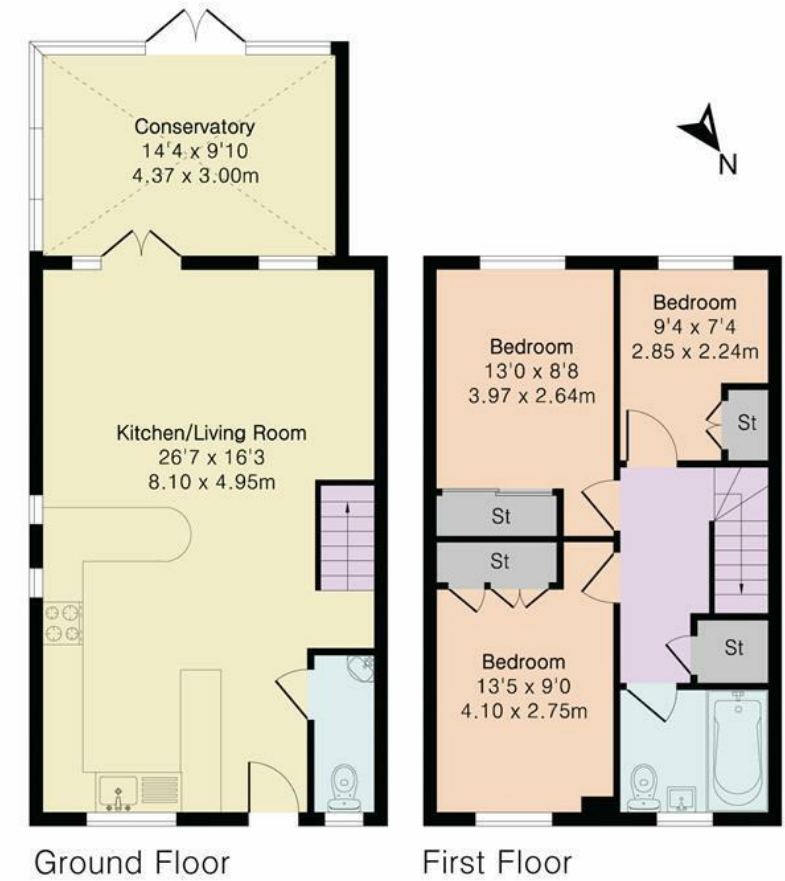
The heart of the home features an open-plan reception and kitchen area, creating a warm and inviting space for family gatherings and entertaining guests. The adjoining conservatory allows for an abundance of natural light, providing a lovely spot to relax and enjoy views of the larger-than-average garden, which benefits from its corner plot position. This outdoor space is ideal for children to play or for hosting summer barbecues.

Located close to a popular primary school, this home is well-suited for families with young children, making school runs a breeze.

Overall, this semi-detached house on Moynihan Drive presents an excellent opportunity for those looking to settle in a peaceful yet accessible area of London. With its spacious interiors, generous garden, and proximity to local amenities, it is a property not to be missed.



Approximate Gross Internal Area 1014 sq ft - 94 sq m
Ground Floor Area 582 sq ft - 54 sq m
First Floor Area 432 sq ft - 40 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.



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E	70	77
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

