



STUNNING FOUR-BEDROOM BAY-FRONTED EDWARDIAN FAMILY HOME WITH EXTENDED INTERNAL ACCOMMODATION LAID OUT OVER THREE FLOORS THAT HAS BEEN COMPLETELY REFURBISHED THROUGHOUT TO AN EXTREMELY HIGH STANDARD, YET RETAINS MANY FINE PERIOD FEATURES AND CHARACTERISTICS OF A BYGONE ERA. The property would ideally suit discerning purchasers looking for a 'ready to move into' home of quality that is easily accessible to all amenities, including Alexandra Palace National rail station (20/25 Mins City/West End) and all other amenities including the wonderful green-open spaces of Alexandra Park & palace.

Braemar Avenue, London, N22 7BY

£1,100,000 | Freehold

HOBARTS - LONDON (North)
3 Crescent Road, Alexandra Park, London N22 7RP
sales@hobartsproperty.co.uk
www.hobartsproperty.co.uk
0208 348 3333



- Four Bedrooms
- Family Size Lawned Rear Garden
- Two Bath/Shower Rooms/WC (one en-suite)
- Stunning Kitchen with breakfast Island
- Close to Rail/Good Schools/All Amenities
- Solid Wood Flooring
- Guest Cloaks/WC
- Many Fine Period Features
- Maximum Width/Height Loft Conversion With Panoramic Views
- Two Reception Rooms
- Open-Plan Dining Room
- 20/25 Mins City/West End



BRAEMAR AVENUE
TOTAL APPROX. FLOOR AREA 1397 SQ.FT. (129.8 SQ.M.)



Energy Efficiency Rating	
	Current Potential
Very energy efficient - lower running costs	
(92+) A	
(81-91) B	87
(69-80) C	
(55-68) D	61
(39-54) E	
(21-38) F	
(1-20) G	
Not energy efficient - higher running costs	
England, Scotland & Wales	
EU Directive 2002/91/EC	

Address: Braemar Avenue, N22

Tenure:
Freehold

Ground Rent:

Service Charges:

Viewings:

Strictly by appointment via
HOBARTS ESTATE AGENTS
0208 348 3333

Contact:

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London N22 7RP

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rightmove

PrimeLocation.com

homes24.co.uk

Zoopla.co.uk

propertyfinder.com



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