



Woodside Grange Road, Woodside Park, N12 8SJ

Guide Price £849,950 Share of Freehold

Council Tax Band D

REAL ESTATES
Est. 1981

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Real Estates are delighted to bring to the market this exceptional TWO BEDROOM TWO BATHROOM PERIOD GROUND FLOOR MAISONNETTE, benefitting from a PRIVATE GARDEN and a SHARE OF THE FREEHOLD.

This bright, spacious and modern home, featuring high ceilings, has been luxuriously renovated throughout. To the rear, there is a large open plan reception and kitchen diner space with integrated appliances.

The front of the property offers a principal bedroom with bay window and en-suite, plus the second bedroom leading onto a patio and a family bathroom.

Woodside Grange Road is conveniently located for Woodside Park Northern Line Station, as well as local shops, schools and parkland.

SHARE OF FREEHOLD

UNDERLYING LEASE 999 YEARS FROM 2016

NO GROUND RENT OR SERVICE CHARGE





Woodside Grange Road, London, N12

Approximate Area = 960 sq ft / 89.1 sq m
For identification only - Not to scale



GROUND FLOOR

Floor plan produced in accordance with RICS Property Measurement 2nd Edition, incorporating International Property Measurement Standards (IPMS2 Residential). © richcom 2025. Produced for Real Estates. REF: 1299322

Energy Efficiency Rating		
Very energy efficient - lower running costs	Current	Potential
A (91-100)		75
B (81-90)		
C (69-80)	68	
D (55-68)		
E (39-54)		
F (21-38)		
G (1-20)		
Not energy efficient - higher running costs		
EU Directive		



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