





Vicars Moor Lane, Winchmore Hill, London, N21

Addison Townsend are pleased to offer this lovely five bedroom semi detached house located within 0.3 miles of Winchmore Hill Overground Station, 0.2 miles of St Pauls Primary School, within walking distance to The Green offering its local pubs and shops as well as local bus routes and close proximity to Grovelands Park. The accommodation offers a very welcoming entrance and hallway leading to a through reception room, extended kitchen dining area with underfloor heating and air conditioning, downstairs W/C, and separate utility room. The property boasts a beautiful south facing garden. On the first floor, there are five bedrooms, family bathroom and potential to extend further into the loft subject to the usual planning consents. The property benefits from off street parking, side access and gas central heating.



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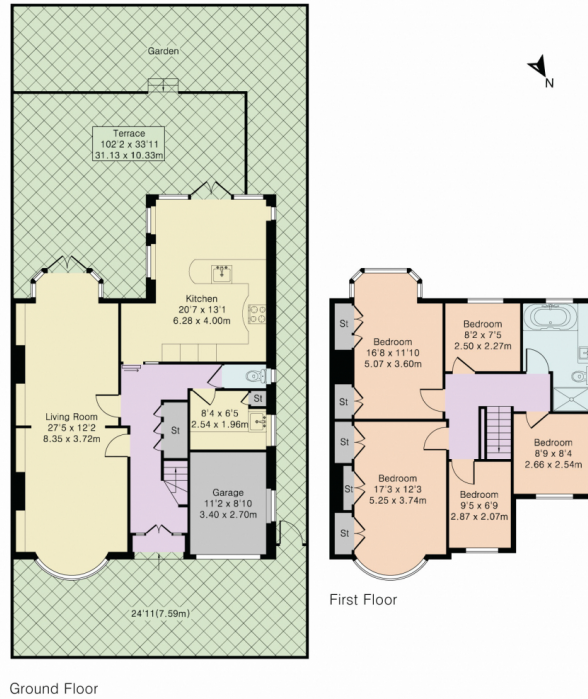
Tenure : Freehold

EPC D

Sq.Ft : 1682



Approximate Gross Internal Area 1682 sq ft – 156 sq m
 Ground Floor Area 946 sq ft – 88 sq m
 First Floor Area 736 sq ft – 68 sq m



Ground Floor

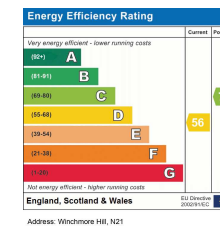
First Floor



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.



Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and for general guidance purposes only. Whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/ternants are advised to recheck the measurements



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