



Hewish Road, N18 1PS
London

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Hewish Road, N18 1PS

- Kings Are Proud To Present This
- Stunning Two Bedroom Victorian Terraced House
- Period Property With Restored Front Facade
- Open Plan Living & Dining Space
- Extended Modern Kitchen With Breakfast Bar
- Large First Floor Four Piece Bathroom
- Double Glazing & Gas Central Heating
- 25ft Rear Garden
- Walking Distance To Silver Street Station & Pymmes Park
- Council Tax Band C

£450,000



KINGS are proud to present this STUNNING Two Bedroom Victorian Terraced House, ideally located just off Silver Street in the HIGHLY SOUGHT-AFTER residential area of Upper Edmonton. This beautifully renovated period home with a RESTORED BRICK FACADE combines charm and character with a stylish, contemporary finish – a perfect example of old meets new.

Situated within walking distance of renowned schools, local shops, Pymmes Park, and Silver Street train station, this property offers convenience and excellent transport links. In our opinion, the house is ideal for anyone looking to MOVE STRAIGHT IN, having been meticulously improved and restored by the current owners over the years.

The ground floor features a semi-open plan living space, comprising an entrance hall, a bay fronted lounge, and dining area, all adorned with cornicing and REAL WOOD FLOORING. Beyond, you'll find an EXTENDED MODERN KITCHEN complete with a breakfast bar and the same beautiful real wood flooring. Upstairs, the LARGE FAMILY BATHROOM boasts both a separate bath and shower. The master bedroom includes custom-built wardrobes, offering both functionality and style.

The 25ft rear garden provides the perfect outdoor space for entertaining, with a patio area, renewed wrap-around fencing, a lush lawn, and a wooden shed. Additional comforts include a refitted combi gas central heating system and SASH-STYLE DOUBLE-GLAZED WINDOWS to the front, in keeping with the home's period charm and original architecture.

Council Tax Band C

Construction Type - Standard (Brick, Tile)

Flood Risk - Rivers & Seas: No Risk, Surface Water: Very Low

ENTRANCE HALL

THROUGH LOUNGE 22'11 x 14'4 (6.99m x 4.37m)

KITCHEN/DINER 14'4 x 10'7 (4.37m x 3.23m)

FIRST FLOOR LANDING

BEDROOM ONE 14'4 x 10'4 (4.37m x 3.15m)

BEDROOM TWO 10'7 x 9'0 (3.23m x 2.74m)

BATHROOM 11'5 x 8'4 (3.48m x 2.54m)

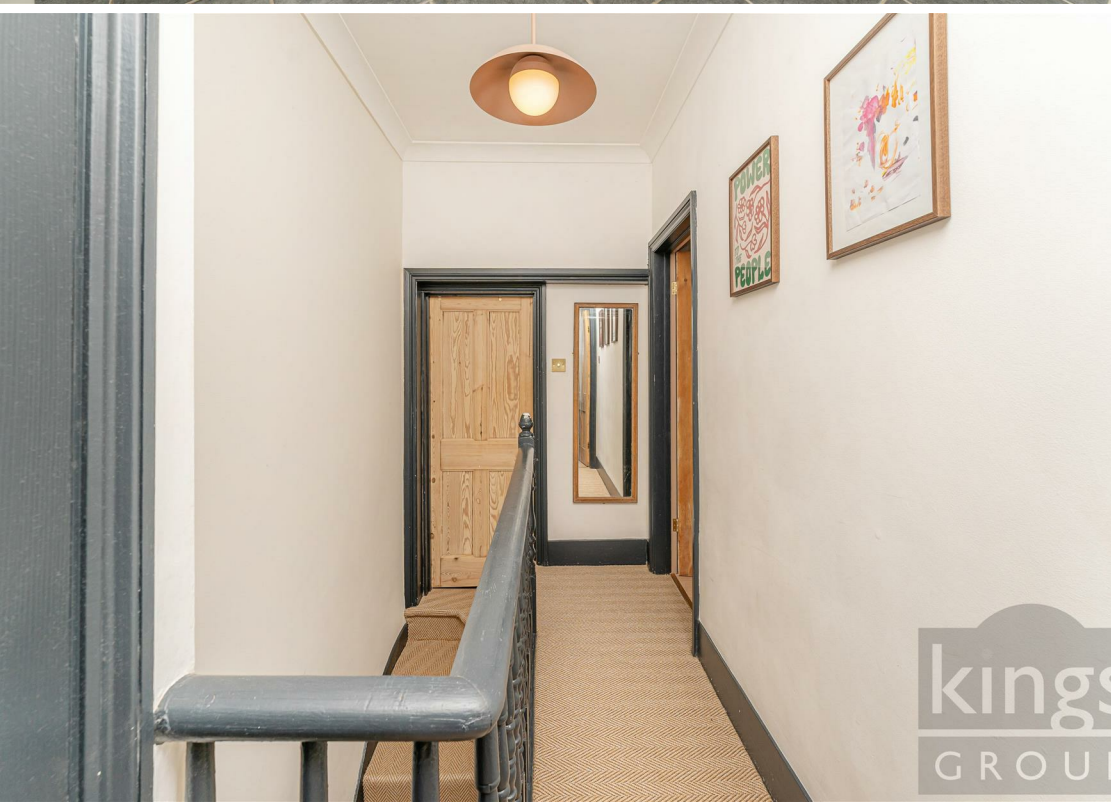
GARDEN 25'0 x 15'0 (7.62m x 4.57m)



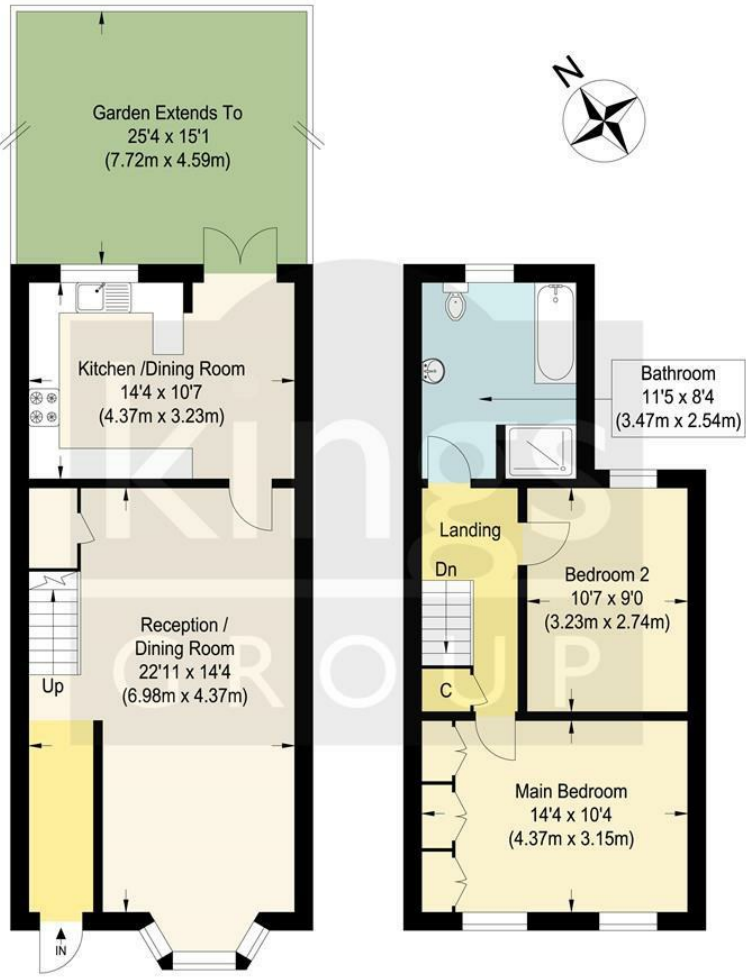
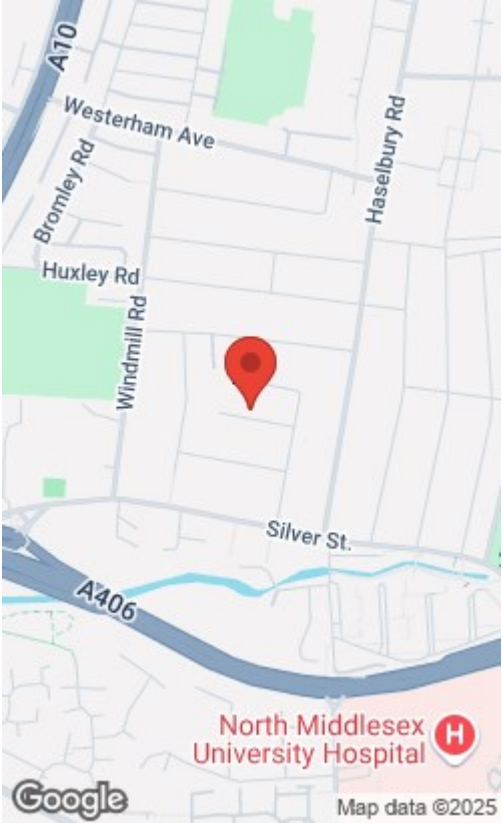




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Energy Efficiency Rating			Environmental Impact (CO ₂) Rating		
Very energy efficient - lower running costs	Current	Potential	Very environmentally friendly - lower CO ₂ emissions	Current	Potential
(92 plus) A			(92 plus) A		
(81-91) B			(81-91) B		
(69-80) C			(69-80) C		
(55-68) D			(55-68) D		
(39-54) E			(39-54) E		
(29-38) F			(29-38) F		
(1-28) G			(1-28) G		
Not energy efficient - higher running costs			Not environmentally friendly - higher CO ₂ emissions		
England & Wales			England & Wales		
EU Directive 2002/91/EC			EU Directive 2002/91/EC		



Ground Floor First Floor

Hewish Road

Approximate Gross Internal Floor Area : 85.30 sq m / 918.16 sq ft
Illustration for identification purposes only, measurements are approximate, not to scale.

THE PROPERTY MISDESCRIPTIONS ACT 1991. The agent has not tested any apparatus, equipment, fixtures or services and so cannot verify that they are in working order, or fit for the purpose. References to the Tenure of a property are based on information supplied by the vendor. The agent has not had sight of the Title documents. A buyer is advised to obtain verification from their Solicitor or Surveyor. Note: These details are correct at time of going to press.

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