



Queens Drive, N4 2BB

£825,000  
Share of Freehold



# Queens Drive

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Share of Freehold

Presenting an immaculately presented, two double bedroom garden flat on Queens Drive and is located on the raised ground floor of this Victorian conversion. This bright and spacious home comprises of an impressive reception room leading on to a private rear garden, which is south west facing and has 908sqft/84.4sqm of Living space. The master bedroom comprises of an ensuite bathroom and faces the rear garden, the other double bedroom faces the front. Queens Drive is a desirable, quiet and well-located street in close proximity to restaurants, cafes, four local parks and excellent transport links. It is served by unparalleled access to Zone 2 Victoria/Piccadilly lines, Overground and National Rail and regular bus routes.

- Two Double Bedrooms
- Private South West Garden
- Share of Freehold
- 908sqft/84.35sqm
- Epc Rating D
- Mins walk to Clissold Park
- Walking Distance to the Reservoir
- Good Transport Links

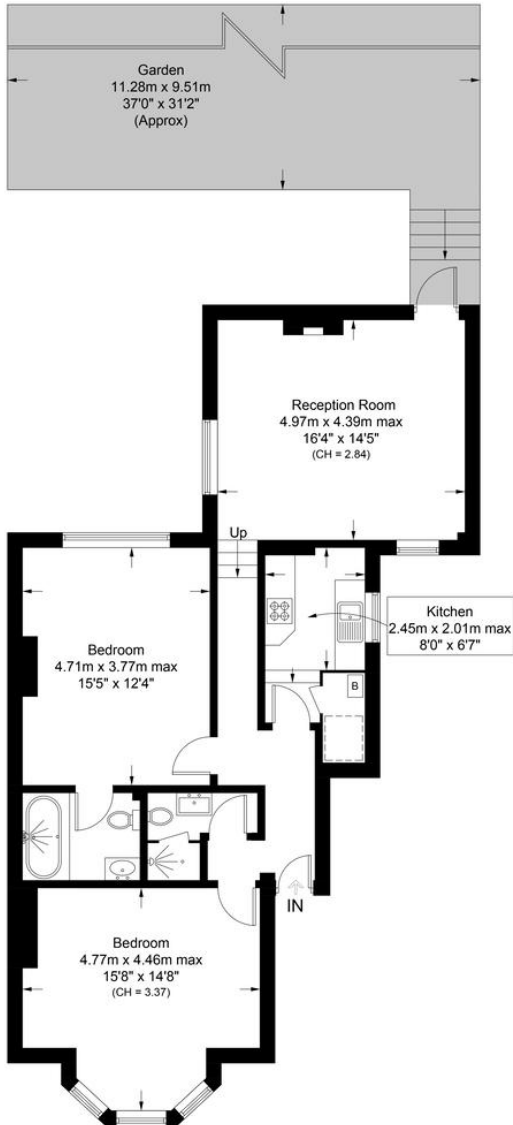






# Queens Drive, N4

Approximate Gross Internal Area = 899 sq ft / 83.6 sq m  
Reduced Headroom = 9 sq ft / 0.8 sq m  
Total = 908 sq ft / 84.4 sq m



Upper Ground Floor

This plan is for layout guidance only. Not drawn to scale unless stated. Windows and door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them. (ID1096896)

Certified Property Measurer

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# DAVID ANDREW

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### Agent's Note:

Whilst Care has been exercised in the preparation of these sales particulars, statements about the property must not be relied upon as representations of statements or fact. Prospective purchasers must make and rely upon their own enquiries and those of professional representatives. The company accept not liability for any error contained in these particulars.

