



## 33 Pulham Avenue , London, N2 0LR

We offer this stunning two bedroom mid terraced house located in this quiet cul-de-sac turning just off East End Road, N2. This house has been refurbished to a very high standard and maintained to a very high level and consists of two double bedrooms, two receptions, a stunning kitchen bathroom and front & back gardens. Offered chain free.

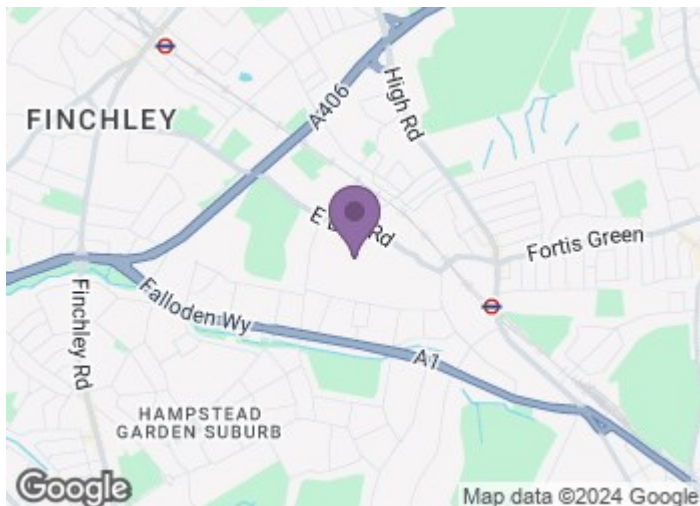
**£650,000**

# 33 Pulham Avenue

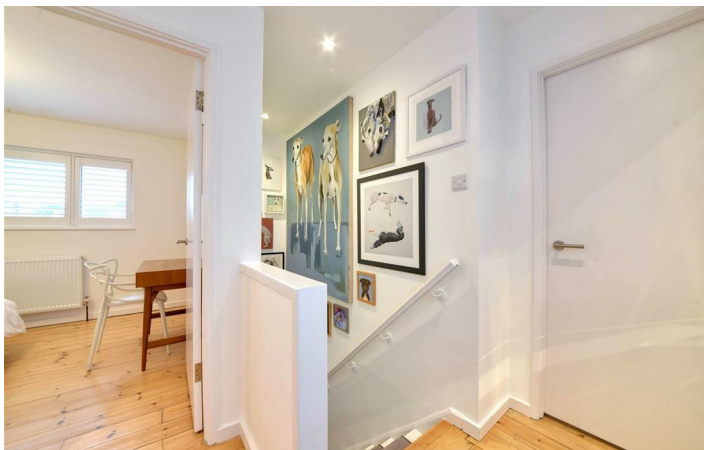
, London, N2 0LR



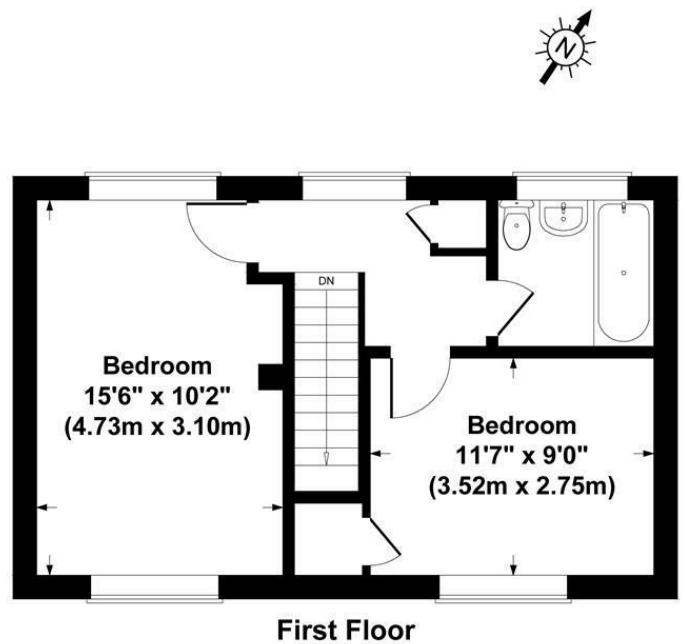
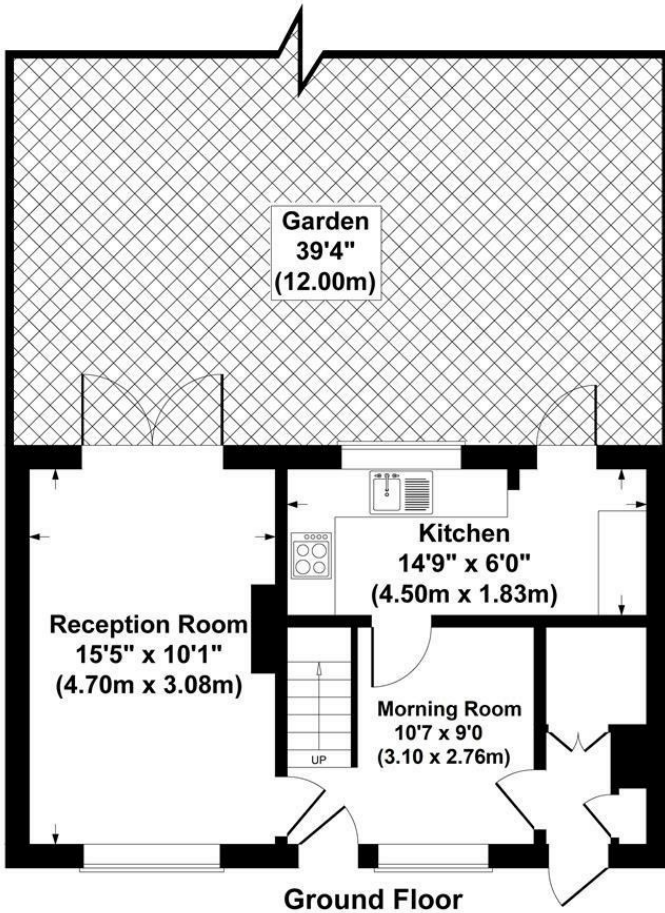
- Reception
- Two Double Bedrooms
- Stunning Condition
- Morning Room
- Beautiful Bathroom
- Chain Free
- Stunning Kitchen
- Large Front & Rear Gardens



[Directions](#)



# Floor Plan



**Pulham Avenue, London, N2**  
**Gross Internal Area 801 sq ft / 74 sq metres**  
 Not to Scale. Produced by The Plan Portal 2019  
**For Illustrative Purposes Only.**

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

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Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus)	A	78	
(81-91)	B		
(69-80)	C		
(55-68)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
<b>England &amp; Wales</b>		EU Directive 2002/91/EC	