



**96 Somerset Gardens
Creighton Road,
Tottenham**

£250,000 Leasehold



96 Somerset Gardens Creighton Road, Tottenham

473 High Street, Tottenham, London,
N17 6QA

020 8801 2696
www.kings-group.net

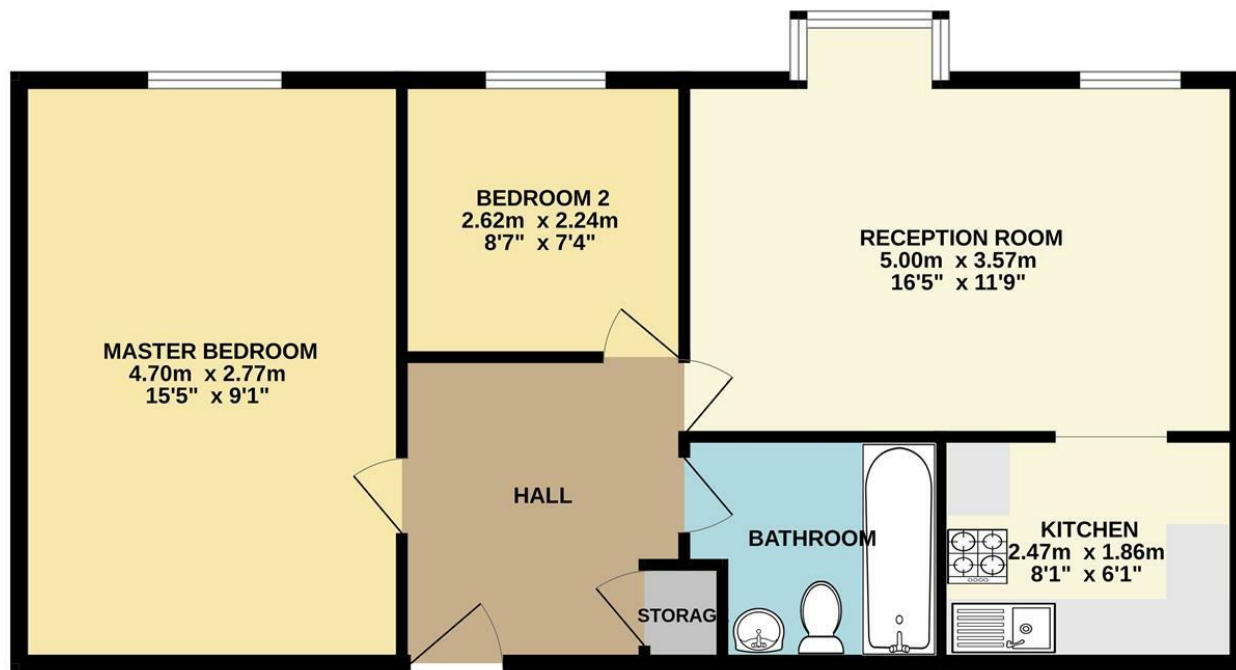
- Two Bedroom Flat
- Cash Buyers Only
- Second Floor
- In Need Of Modernisation
- Lease : 65 Years
- Double Bedrooms
- In Heart of Regeneration
- Excellent Location
- 0.3 Miles to White Hart Lane Station
- EPC Rating : D

Cash Buyers Only !

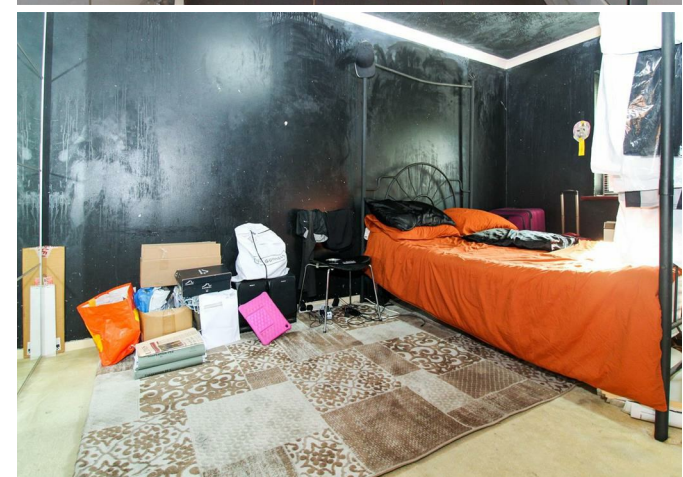
Kings Group are proud to present this two bedroom second floor apartment located in the heart of the regeneration currently taking place in Tottenham. The property needs modernisation throughout and benefits from two double bedrooms, three piece family bathroom suite, spacious light and airy reception room and fitted kitchen. The development features private residents and visitors parking as well as communal gardens. This would be an ideal opportunity for an investor.

Situated in the heart of the regeneration, the property is 0.3 miles to White Hart Lane Station with trains going directly to Liverpool Street Station and excellent bus routes connecting Central London and the surrounding areas. The property is moments away from local schools, amenities and restaurants and there is further development with new shops being built alongside the new stadium. Proposals are in the pipeline for a new public square with new restaurants and shops creating new jobs and growth within the local area.

SECOND FLOOR



Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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