



**11 Frogwell Close,  
Tottenham**

**£400,000 Leasehold**





# 11 Frogwell Close, Tottenham

473 High Street, Tottenham, London,  
N17 6QA

020 8801 2696  
[www.kings-group.net](http://www.kings-group.net)

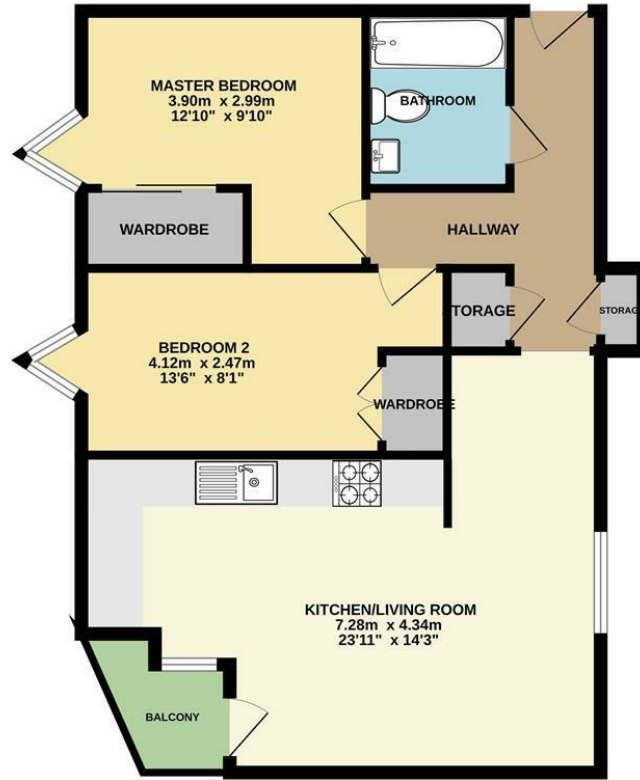
- Two Bedroom Flat
- Third Floor
- Immaculate Condition
- Open Plan
- Balcony
- Double Bedrooms
- Storage Space Throughout
- Excellent Location
- 0.8 Miles To Seven Sisters Station
- EPC Rating : B

Kings Group are proud to present this stunning third-floor flat in Bickleigh House, located in the tranquil Frogwell Close in the sought-after Seven sisters area. This beautifully presented property boasts two well-proportioned bedrooms, making it perfect for first-time buyers, young families, or savvy investors.

Step inside to find a light-filled living space, featuring modern decor and high-quality finishes throughout. The open-plan design seamlessly integrates the inviting living area with a contemporary kitchen, equipped with stylish appliances and ample storage. Both bedrooms offer generous space and natural light, providing a comfortable sanctuary. The sleek bathroom is thoughtfully designed, with modern fixtures that enhance the flat's overall appeal.

Located in seven sisters and the borders of Tottenham and Wood Green, the property is 0.8 miles away from Seven Sisters Station which is on the Victoria Line and is served by bus routes accessing the local area and Central London. The property is well positioned for local schools and amenities, as well as a host of new restaurants, bars and shops. The Mall in Wood Green is a short distance away providing a shopping hub for local residents.

THIRD FLOOR  
56.0 sq.m. (603 sq.ft.) approx.



TOTAL FLOOR AREA : 56.0 sq.m. (603 sq.ft.) approx.  
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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