

FREEHOLD



House - End Terrace

# 1 GLOUCESTER TERRACE, CROWN LANE, LONDON, N14 5EU

Offers Over

# £500,000

## FEATURES

- Two bedrooms
- Kitchen
- Rear patio
- Walking distance to Southgate Tube
- Two reception rooms
- Downstairs bathroom and WC
- Period property
- Council tax D



# RASH & RASH

# 2 Bedroom House - End Terrace located in London

Beautifully presented end of terrace Victorian cottage (c1860) in the heart of Southgate. With two bedrooms, two reception rooms and rear patio, the property offers well balanced accommodation. An excellent location within 50M of Southgate underground station (Piccadilly Line), local amenities and ideally placed for the Ashmole catchment (0.35miles). An ideal rental investment or first time purchase.

Call us on

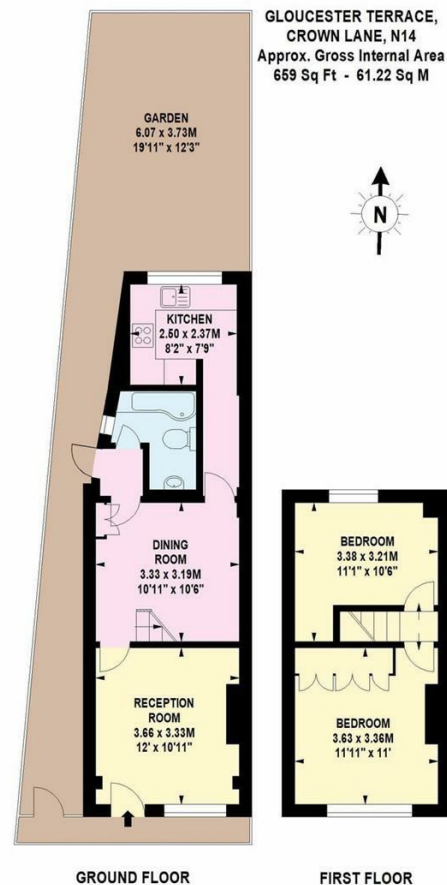
**02088822828**

[info@rashandrash.com](mailto:info@rashandrash.com)

<https://www.rashandrash.com/>

**Council Tax Band**

**D**



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

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements.

**RASH & RASH**