



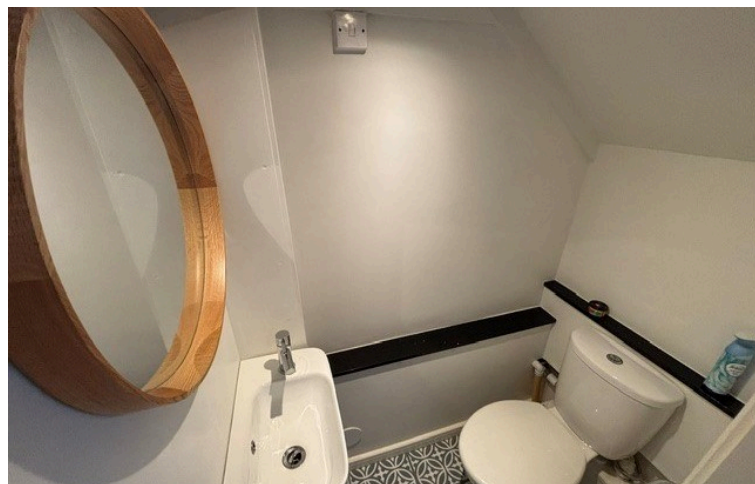
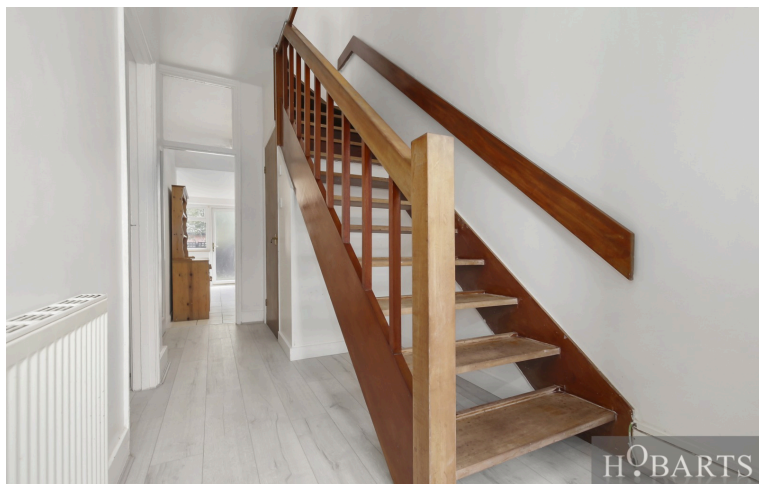
THREE BEDROOM MID TERRACE FAMILY HOME WITH LARGE EXTENDED KITCHEN/ DINER TO THE REAR. The bright and spacious double-glazed accommodation comprises a front garden, covered entrance, leading to a spacious entrance hallway, guest cloaks/WC, two inter-communicating reception rooms, double doors opening to an 'L' shaped fitted kitchen/diner. Stairs from the hallway lead up to the first-floor landing area, where there are two double bedrooms with fitted wardrobes and a third single bedroom. There is a 40' approx. lawned rear garden. The property is ideally located for all amenities, Wood Green Tube Transport Hub, along with main bus routes, shops, and good schools. **** OFFERED CHAIN FREE/4TH BEDROOM /LOFT SPACE POTENTIAL ****

Paisley Road, Wood Green, London, N22 5RA

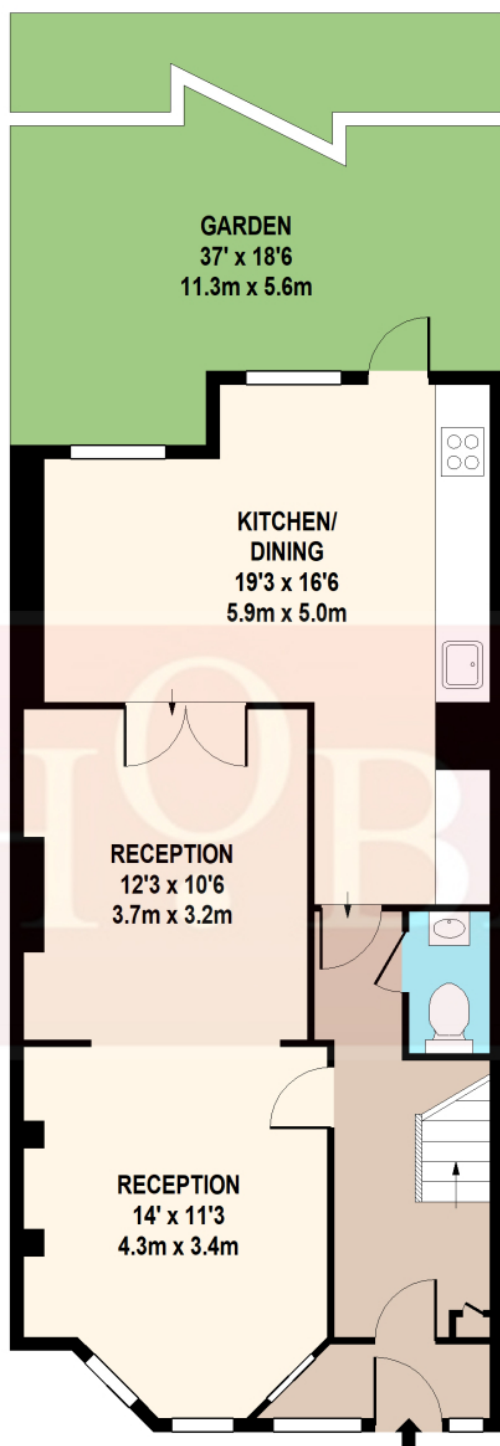
Offers in excess of £640,000 | Freehold

HOBARTS ESTATE AGENTS - LONDON (North)
8 CRESCENT ROAD
Alexandra Park
LONDON N22 7RS

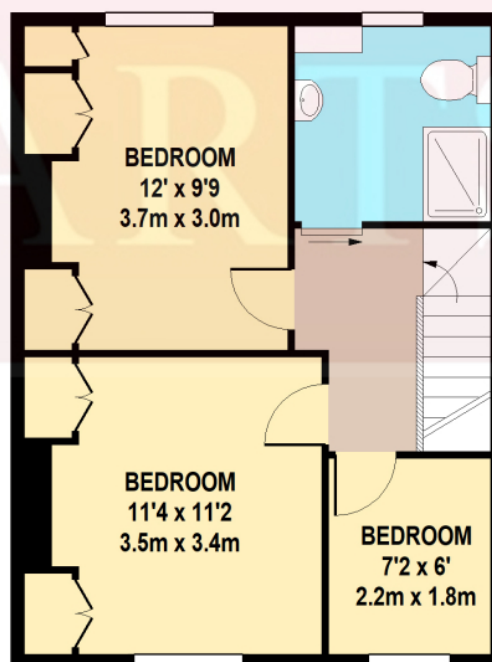
sales@hobartsproperty.co.uk
www.hobartsproperty.co.uk
0208 348 3333



- Three Bedrooms
- Secure Double-Glazing
- Upstairs Family Bath/Shower Room
- Extended Kitchen/Diner
- Close to Tube/Shops/Bus Routes
- Close to Wood Green High Street / Shops, Restaurants, Cinema
- Guest Cloaks/WC
- Two Inter-Communicating Receptions
- Chain Free
- 4th Bedroom/Loft Space Potential
- 10 Mins Walk to Wood Green Station
- New Appliances & Boiler



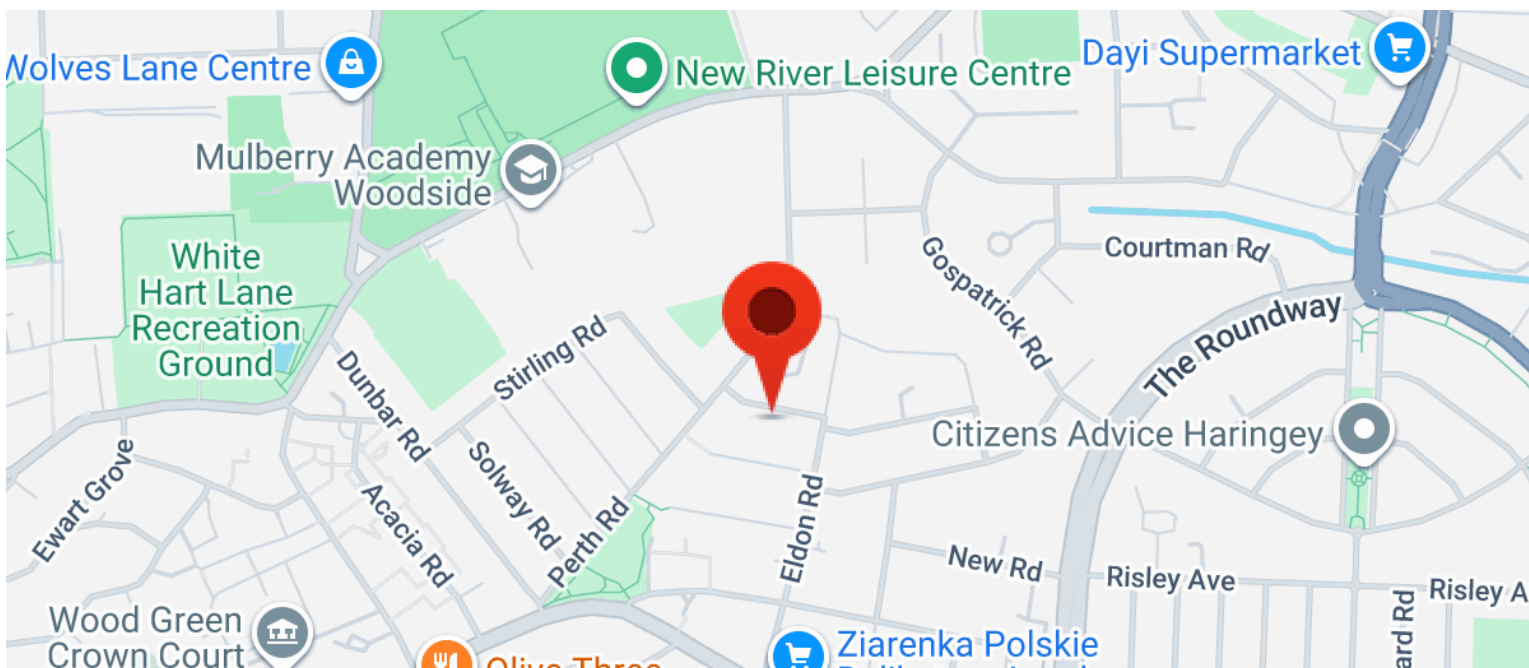
GROUND FLOOR



FIRST FLOOR

PAISLEY ROAD
TOTAL APPROX. FLOOR AREA 1023 SQ.FT. (95.04 SQ.M.)

Whilst every attempt has been made to ensure the accuracy of the floor plan 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, system and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92+) A		
(81-91) B		86
(69-80) C	74	
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England, Scotland & Wales		
EU Directive 2002/91/EC		

Address: Paisley Road, N22

Tenure:
Freehold

Viewings:

Strictly by appointment via
HOBARTS ESTATE AGENTS
0208 348 3333

Contact:

8 CRESCENT ROAD, Alexandra
Park, LONDON N22 7RS

sales@hobartsproperty.co.uk
www.hobartsproperty.co.uk

rightmove

PrimeLocation.com

homes24.co.uk

Zoopa.co.uk

propertyfinder.com



These property details, including measurements, floor plans and items depicted in photographs etc. are intended only as a brief guide to prospective purchasers and are not intended to be relied upon for any purpose whatsoever. Any interested party should satisfy themselves by inspection or otherwise as to the correctness of each statement contained in these details.