

TO LET

- Three Bedrooms
- Edwardian Semi-detached house
- Two Receptions
- Galley Kitchen
- Bathroom and w.c.
- Front and rear gardens
- CHAIN FREE
- Full modernisation required



Grenoble Gardens, Palmers Green, London, N13  
£550,000

Anthony Webb  
ESTATE AGENTS

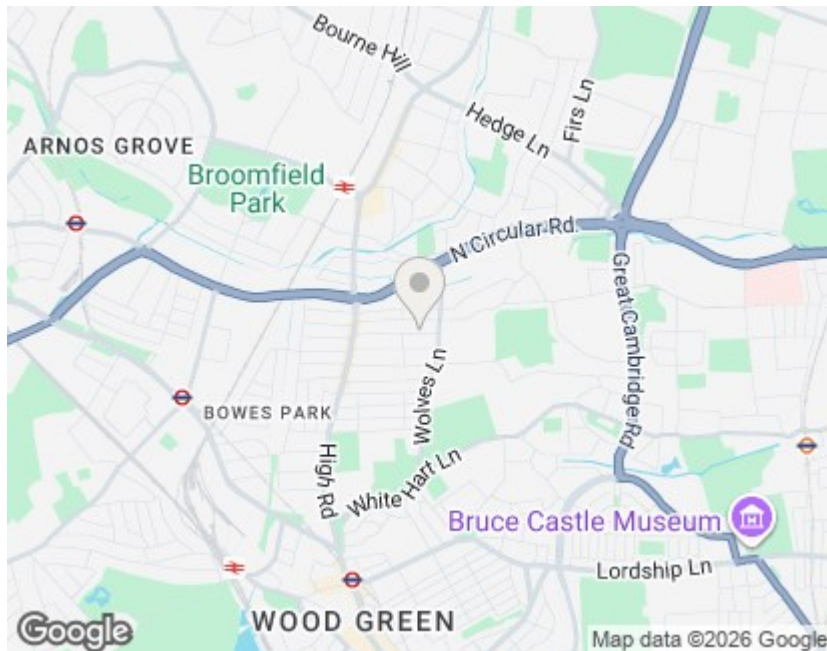
# Grenoble Gardens, Palmers Green, London, N13

A CHAIN FREE Edwardian three bedroom semi-detached house requiring full modernisation throughout. The property consists of two receptions, galley kitchen, two double bedrooms and one single bedroom, separate bathroom and w.c., front and rear gardens.

Grenoble Gardens is located within a few moments walk of Green Lanes wealth of shops, restaurants, bus routes and various stations nearby including Palmers Green, Bowes Park (mainline stations) and Wood Green underground station. There are several good schools nearby including St Michael at Bowes CofE primary school and St Thomas More Catholic school.

This property is ideal for those seeking a home with scope to renovate, extend and add value, in a location that combines excellent amenities with strong transport links.

Enfield Council Tax Band E



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(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>		
Not energy efficient - higher running costs		
England & Wales <small>EU Directive 2002/91/EC</small>		
Environmental Impact (CO <sub>2</sub> ) Rating		
	Current	Potential
Very environmentally friendly - lower CO <sub>2</sub> emissions		
(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>		
Not environmentally friendly - higher CO <sub>2</sub> emissions		
England & Wales <small>EU Directive 2002/91/EC</small>		



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