



£450,000

Tiverton Road, Edmonton N18

Bedrooms : 3

Bathrooms : 3

Reception Rooms : 2

3 Bedrooms

South Facing Garden

3 Bathrooms

Close to Transport

Off Street Parking

Chain Free

Gracechurch Property Services
13 Empire Parade, Edmonton, London, N18 1AA
info@gracechurch-property.co.uk | 02034180580
Website: <http://gracechurch-property.co.uk> &
<http://gracechurch-unique.co.uk>



Tiverton Road is a spacious and well-proportioned family home in Upper Edmonton, offering three double bedrooms and three bathrooms across a thoughtfully laid-out terraced layout. The reception room provides a versatile space for dining and relaxing, while the kitchen comes well-equipped and benefits from a separate utility room.

A south-facing garden offers a welcome spot for outdoor leisure and gardening, and off-street parking for up to two cars adds genuine day-to-day convenience.

The location is well served by local shops, schools, and parks, with Silver Street and White Hart Lane stations both within easy reach for direct routes into central London. The A406 North Circular is also close by, making wider commutes straightforward.

Finer Details:

Seller's situation: Chain Free

Terraced

3 Bedrooms

3 Bathrooms

Off-street parking

Freehold

Council Tax Band: C (£2,015.71 p/yr)

Borough: Enfield

Services:

Mains water

Mains electricity

Mains drainage

Gas central heating

Broadband coverage: Ultrafast: 1000 Mbps Download Speed (Ofcom)

Mobile signal/coverage: Available for all networks (Ofcom)

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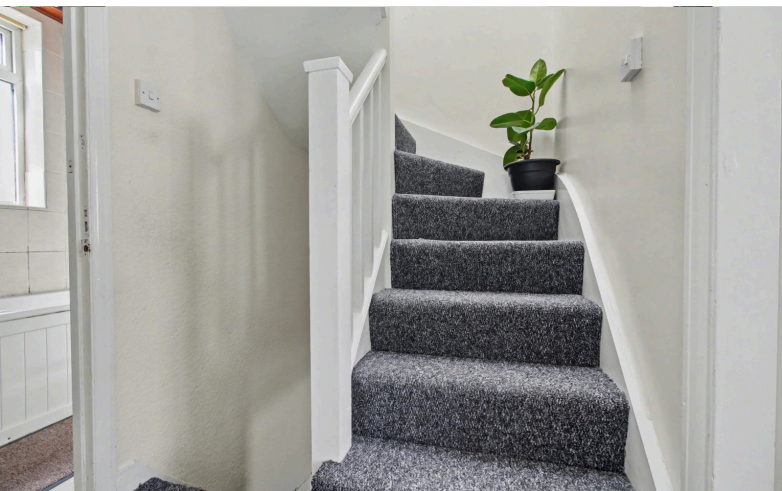
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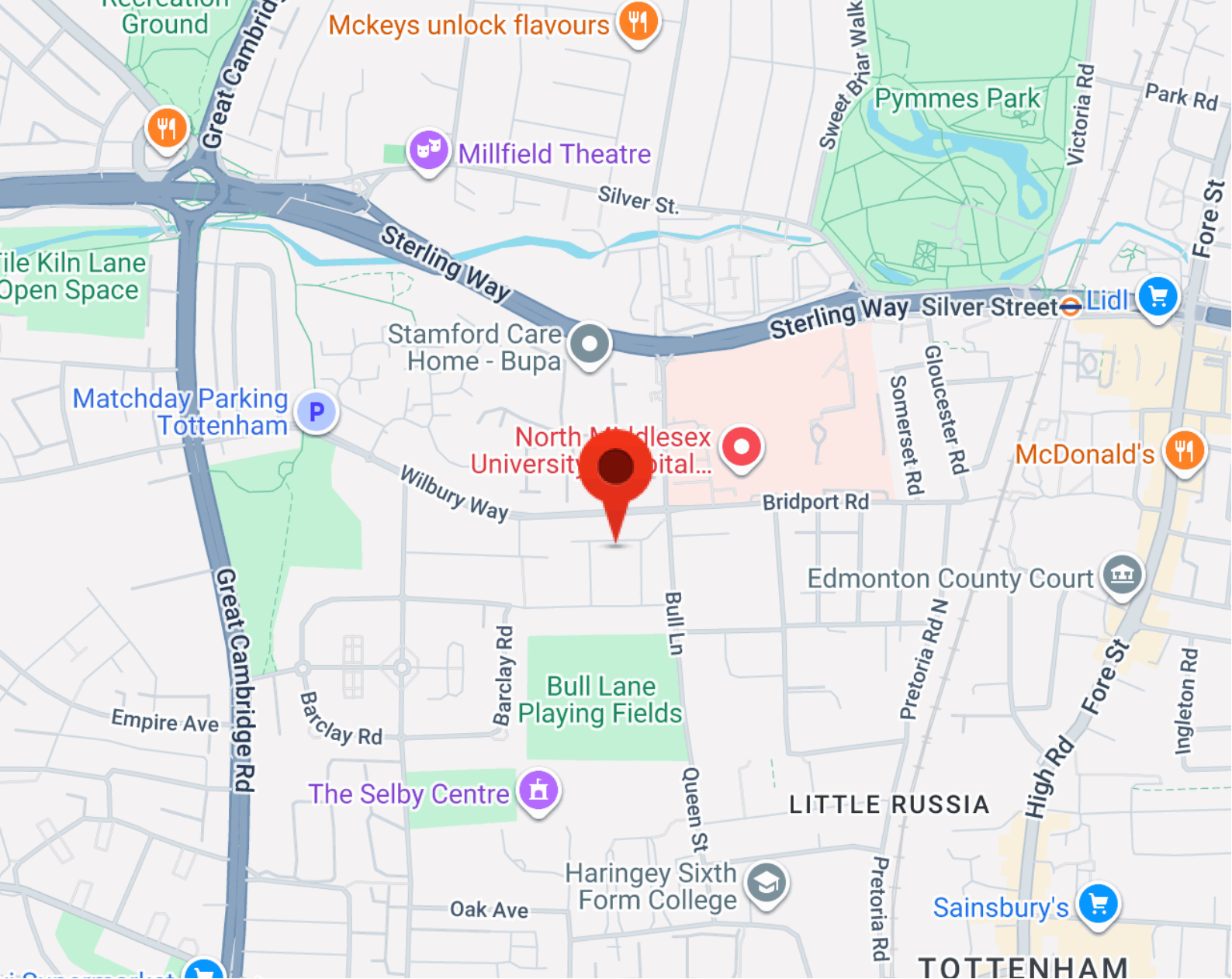
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Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92+)	A		
(81-91)	B		
(69-80)	C		79
(55-68)	D	56	
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England, Scotland & Wales		EU Directive 2002/91/EC	

Address: 12 Tverton Road, N18 1DW

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