



## Farndale Avenue, N13 5AJ

**£415,000 LEASEHOLD**

A well-presented two-bedroom, two-bathroom maisonette with its own private garden, positioned on the ever-popular Farndale Avenue in Palmers Green. Recently renovated throughout, the property offers a stylish and spacious interior designed for modern living, making it an excellent choice for buyers at any stage. At the heart of the home is a bright open-plan living space, incorporating a contemporary kitchen fitted with quality finishes, underfloor heating, and a triple-glazed skylight that can be opened for added ventilation. Bifold doors create a seamless connection to the garden, enhancing the sense of space and light. The accommodation includes two comfortable bedrooms. The principal bedroom features underfloor heating, while the second bedroom is complemented by its own en-suite shower room. The bathrooms have been designed with a sleek, modern look and finished to a high standard. Further benefits include a chain-free sale.

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These particulars, whilst believed to be accurate set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as fittings. Room sizes should not be relied upon for carpets and furnishings. The measurements given are approximate. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

# Farndale Avenue, London, N13

Approximate Area = 717 sq ft / 66.6 sq m

For identification only - Not to scale




**GROUND FLOOR**



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © nitchecom 2026. Produced for Wilkinson Byrne. REF: 1439001





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