



ASKING PRICE

£2,850,000

Crouch Hill

Crouch End, N8 9RD



PROPERTY SUMMARY

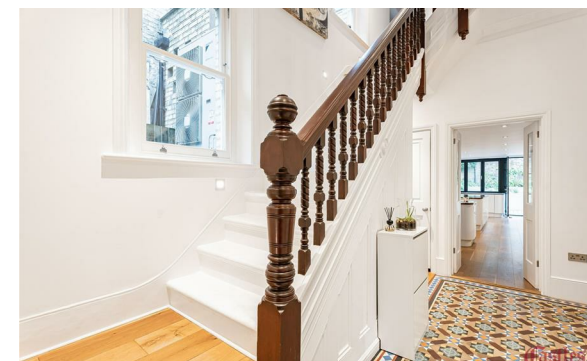
A magnificent five/six-bedroom, linked terraced, 'Eco' Victorian residence, measuring in excess of 3300 sqft and positioned within a moments' walk of Coleridge School, Crouch End Broadway and nature protected Parkland Walk.

The property offers a desired blend of period and contemporary detailing to meet modern day demands, including essential eco-friendly features including, insulated walls, floors and roof, double glazing, under floor heating and two Daikin air source heat pumps.

This abundantly bright and spacious home with south-west facing rear garden, further comprises generous living areas throughout with ground floor through-reception, large fully integrated kitchen, two guest w.c., five en-suites, two south-west facing roof terraces (one unofficial) and storage cellar.

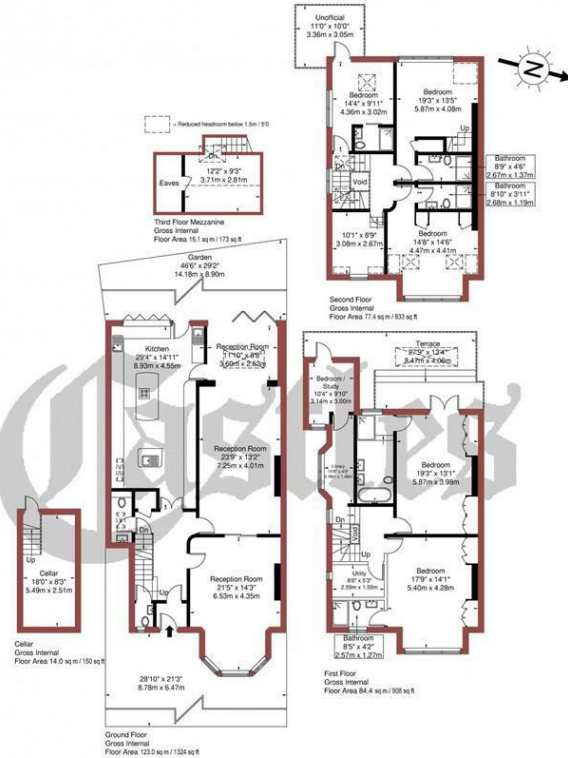
Benefitting from a 5000 litre rainwater harvesting tank to provide water for w.c.'s, washing machine and gardens, Solar panels to one roof elevation and LED lighting throughout.

We highly recommend an early viewing.





Approx. Gross Internal Area = 314.9 sq m / 3389 sq ft (Including Cellar)
 Approx. Gross Internal Area = 300.9 sq m / 3239 sq ft (Excluding Cellar)

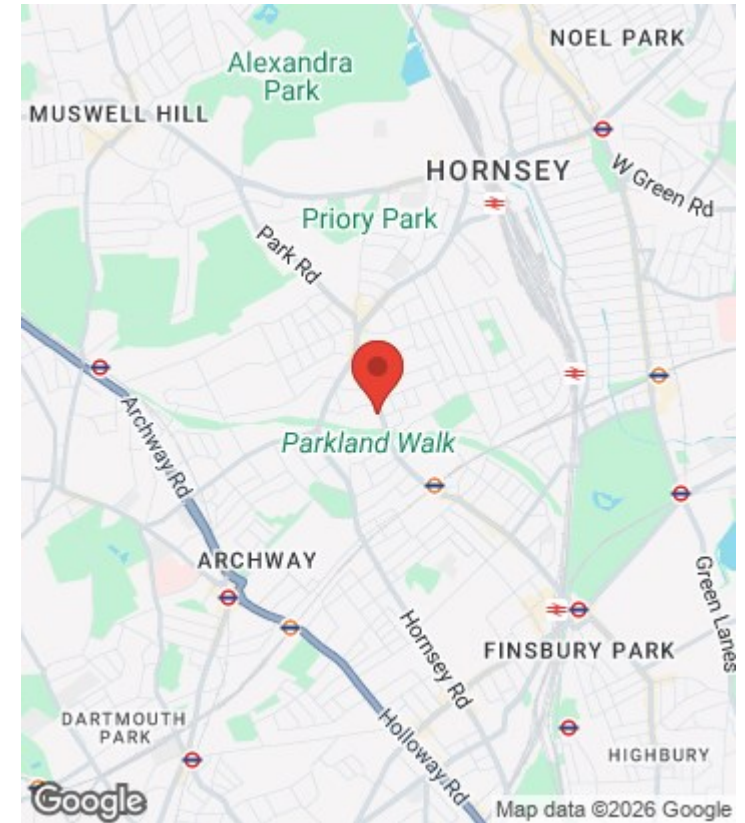
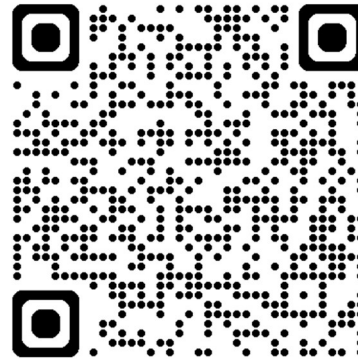


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Copyright **BLEU PLAN**

Disclaimer : Floor plan measurements are approximate and are for illustrative purposes only. While we do not doubt the floor plan accuracy and completeness, you or your advisors should conduct a careful, independent investigation of the property in respect of monetary valuation.

For a guide to the area please scan this code for more information



House - Terraced

Freehold

Council: Haringey

Council Tax Band: G

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/tenants are advised to recheck the measurements



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