



Castles

ASKING PRICE

£750,000 Freehold
Grenoble Gardens

N13

Castles

PROPERTY SUMMARY

Castles Palmers Green are pleased to offer this beautifully extended four-bedroom residence offers approximately 1,680 sq ft of well-presented living space, finished to a high standard throughout. From the moment you enter, the property impresses with its sense of scale, natural light, and practical layout, ideally suited to modern family life.

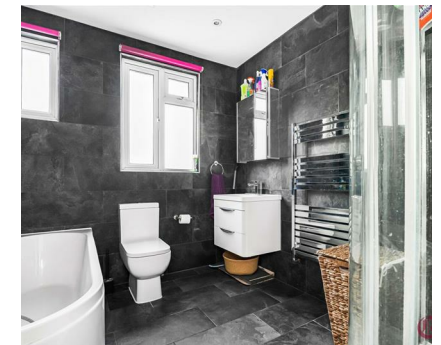
The ground floor features a superb extended open-plan living, dining, and kitchen space, forming the heart of the home. Skylights enhance brightness and create a natural flow throughout, while the bespoke fitted kitchen combines contemporary design with everyday functionality and opens directly onto the garden.

To the rear, the private garden offers a well-balanced outdoor space with a generous terrace, ideal for entertaining and al fresco dining. Further benefits include off-street parking to the front of the property.

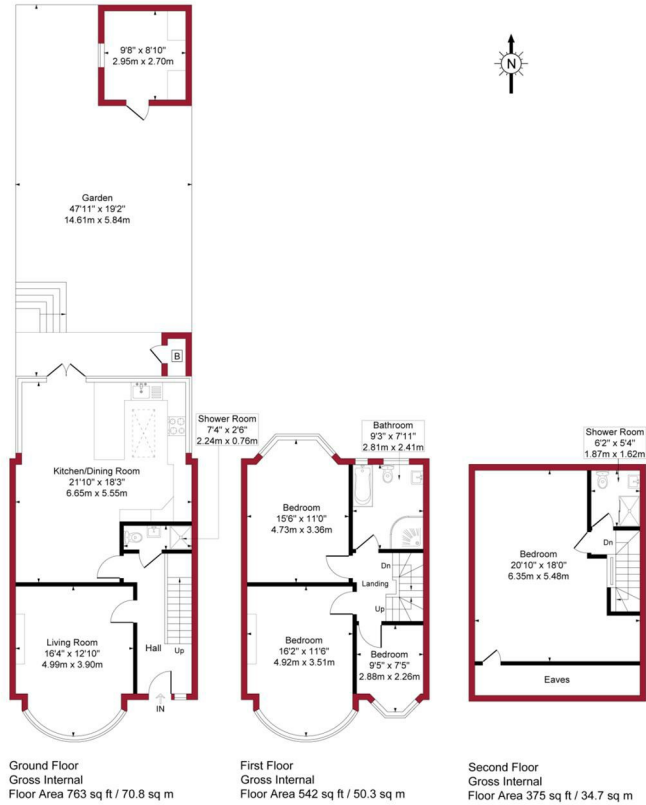
The first floor comprises three well-proportioned bedrooms served by a stylish family bathroom. The top floor has been thoughtfully converted to provide a fourth bedroom alongside a modern separate shower room, offering a versatile and private upper-level arrangement.

The property is conveniently located close to Green Lanes, with its range of independent cafés, restaurants, and amenities, as well as nearby Myddleton Road in Bowes Park. The area is well served by highly regarded local schools, making it ideal for families.

Excellent transport links include Bowes Park and Palmers Green stations with direct services into Moorgate and the City, while Wood Green Underground (Piccadilly Line) provides fast access to central London and the West End. Multiple bus routes further enhance connectivity. Overall, this is a superb family home in a highly sought-after North London location.



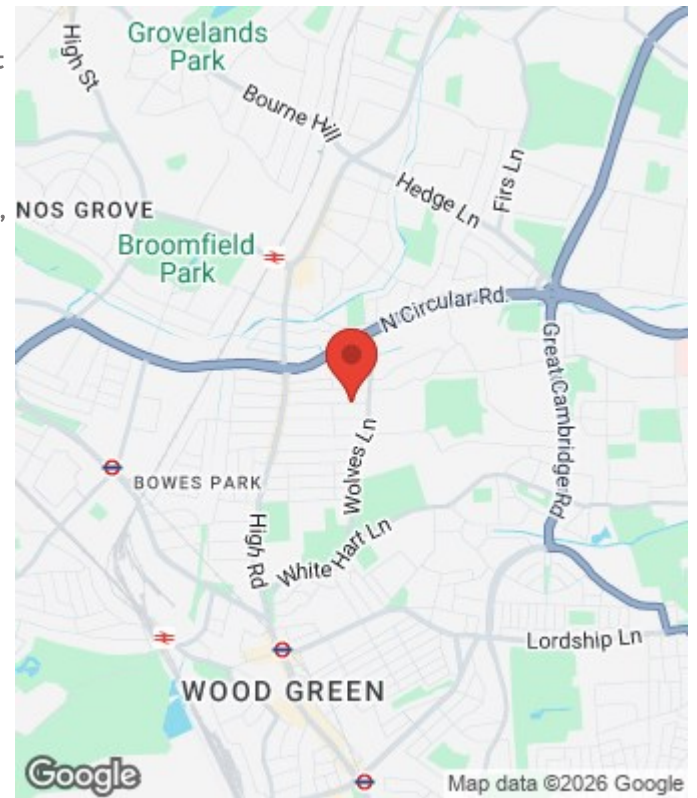




Transport:
 Palmers Green is well served by excellent transport links. Palmers Green Mainline Station provides regular services into Moorgate, ideal for commuters, while a comprehensive network of local bus routes connects the area to Wood Green, Southgate, Enfield, and surrounding locations. Wood Green Underground Station (Piccadilly Line) is also within easy reach, offering direct access into Central London and Heathrow Airport.

Shopping & Leisure:
 Palmers Green boasts a vibrant and diverse range of amenities along the popular Green Lanes, including independent shops, cafés, restaurants, and bars. The area is also home to the well-regarded Broomfield Park, featuring open green spaces, tennis courts, a café, and regular community events.

Directions to Our Office:
 Conveniently located on Green Lanes, Palmers Green, just a short walk from Palmers Green Mainline Station. Visitors travelling by car will find limited pay-and-display parking along Green Lanes and nearby.



House
 Freehold

Council:
Council Tax Band: E
Lease Remaining: n/a
Service Charge: n/a
Ground Rent: n/a



Floor plan produced in accordance with RICS Property Measurement 2nd Edition. Although Pink Plan Ltd ensures the highest level of accuracy, measurements of doors, windows and rooms are approximate and no responsibility is taken for error, omission or misstatement. These plans are for representation purposes only and no guarantee is given on the total square footage of the property within this plan. The figure icon is for initial guidance only and should not be relied on as a basis of valuation.



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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