



Hobart's is pleased to offer for sale this excellent top floor three-bedroom flat with roof terrace set in a period property. Split-level property features a spacious loft style reception with feature beamed ceiling opening to a fully fitted kitchen, great as an entertaining space. On the first floor there are three double bedrooms, large bathroom with bath and separate shower cubicle. The property also benefits from period features, new carpet throughout, utility room, off street parking and a private roof terrace with great views to Alexandra Palace. Prime location close to Crouch End and Muswell Hill Broadways with great local shops, restaurants and transport links and green spaces of Alexandra Park and Shepherds Cot.

Chain Free.

**Park Road, Crouch End, London, N8 8JY**

**£635,000 Share of Freehold**

**HOBARTS ESTATE AGENTS**

23 Ferme Park Road, Stroud Green, London, N4 4DS

stroudgreen@hobarts.co.uk

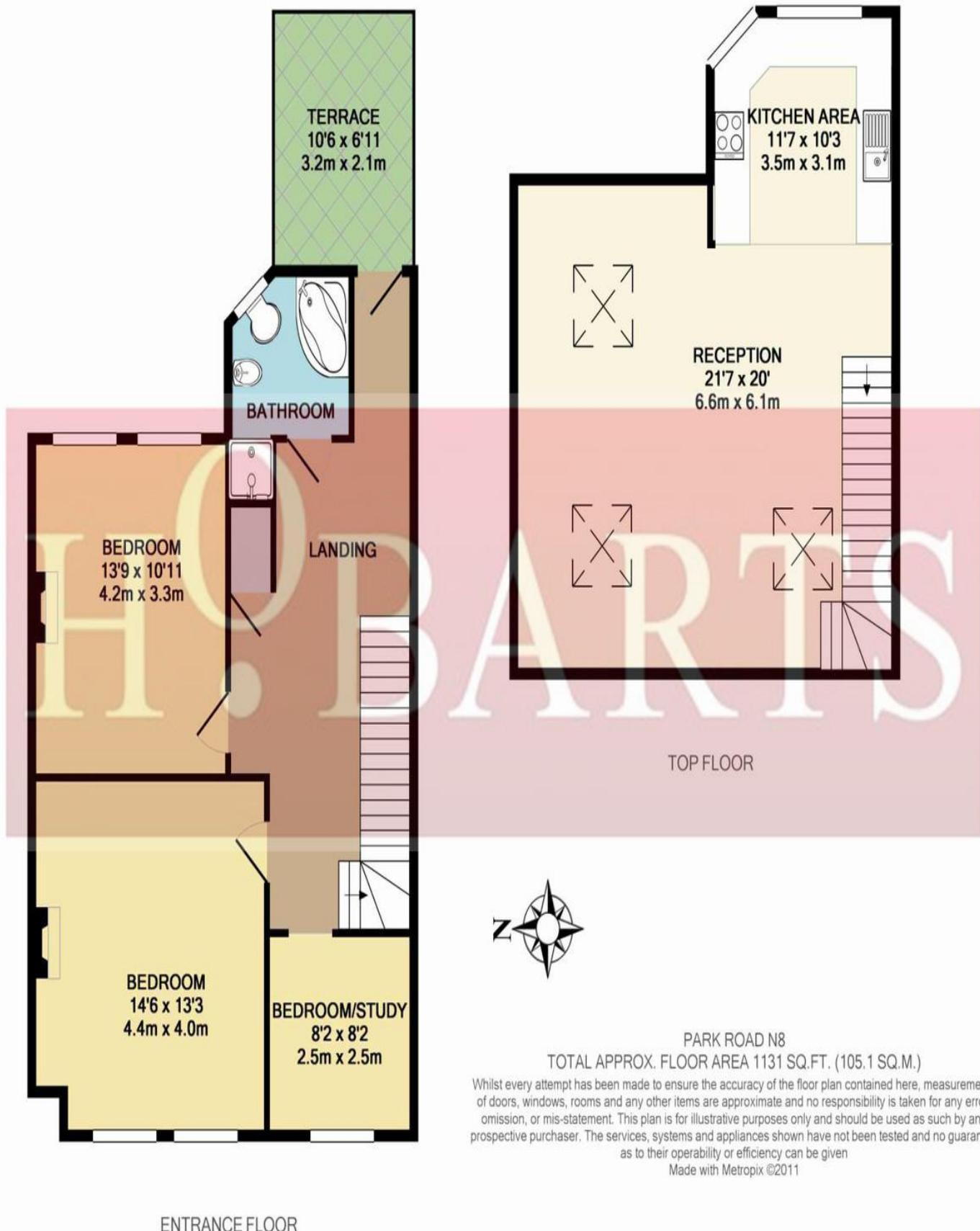
[www.hobarts.co.uk](http://www.hobarts.co.uk)

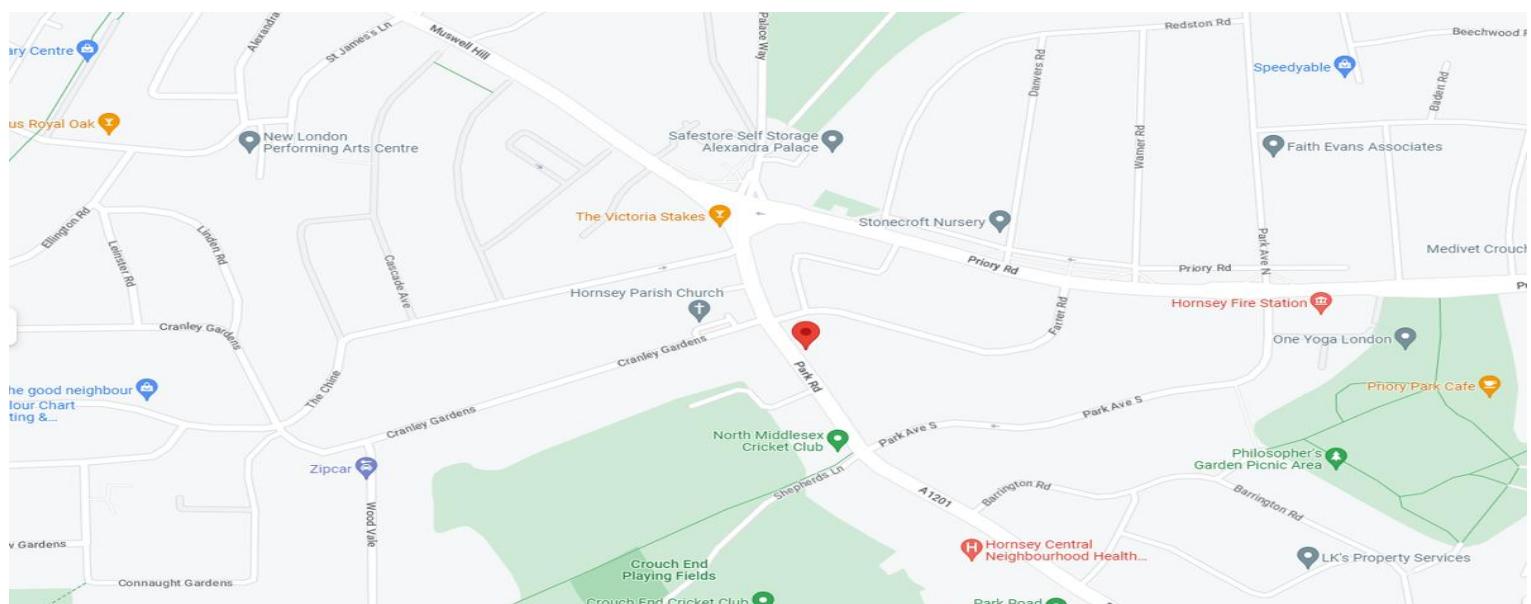
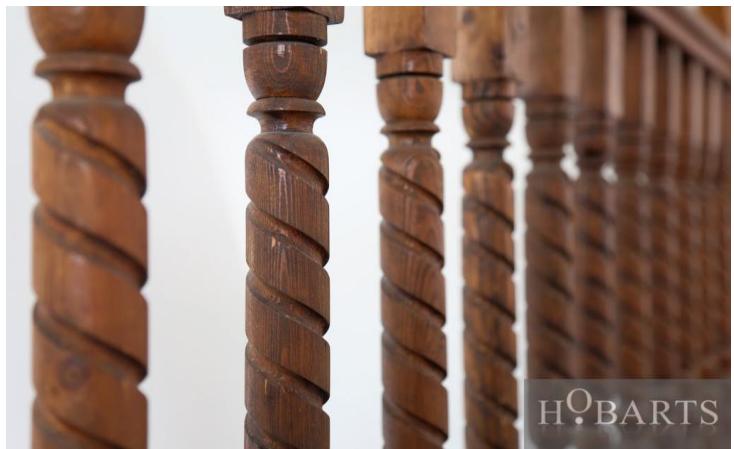
020 8342 9000



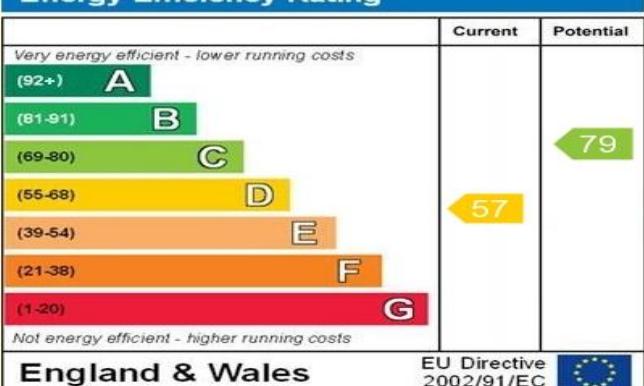
- Three-bedroom flat in period property
- Bathroom with bath and separate shower cubicle
- Fully fitted kitchen
- Off street parking space
- Crouch End and Muswell Hill Broadways close by

- Loft style reception room open to kitchen
- Roof terrace with great views to Alexandra Palace
- New carpet throughout and period features
- Green space of Alexandra Park on your doorstep
- Chain Free





#### Energy Efficiency Rating



**Tenure:**  
Share of Freehold

**Ground rent:**

**Service Charges:**

**Local Authority:**  
Haringey London Borough Council

**Viewings:**  
Strictly by appointment via  
HOBARTS ESTATE AGENTS  
020 8342 9000

**Contact:**  
23 Ferme Park Road  
N4 4DS

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www.hobarts.co.uk

**rightmove**

**PrimeLocation.com**

**homes24.co.uk**

**Zoopla.co.uk**

**propertyfinder.com**

