



280 Croyland Road, London, N9 7BG

Asking Price £450,000

Three-Bedroom Family Home – Croyland Road, Edmonton, N9 7BG

Situated on the popular Croyland Road in Edmonton, this well-presented three-bedroom family home offers spacious and versatile accommodation, making it an excellent choice for first-time buyers, growing families, or investors.

The property features a bright and welcoming reception room, a well-appointed kitchen with ample storage and workspace, and three generously sized bedrooms. The family bathroom is complemented by a separate WC for added convenience.

Outside, the property benefits from a private rear garden, ideal for entertaining, relaxing, or family activities. There is also potential to extend (subject to the necessary planning permissions), allowing buyers to add further value in the future.

Conveniently located close to local shops, schools, parks, and excellent transport links, including nearby rail stations and bus routes, the property offers easy access into Central London and surrounding areas.

Floor Plan

Approximate Gross Internal Area = 829 sq ft / 77.00 sq m
Ground Floor Area (409 sq ft / 38.00 sq m approx.)
First Floor Area (420 sq ft / 39.00 sq m approx.)

→ N



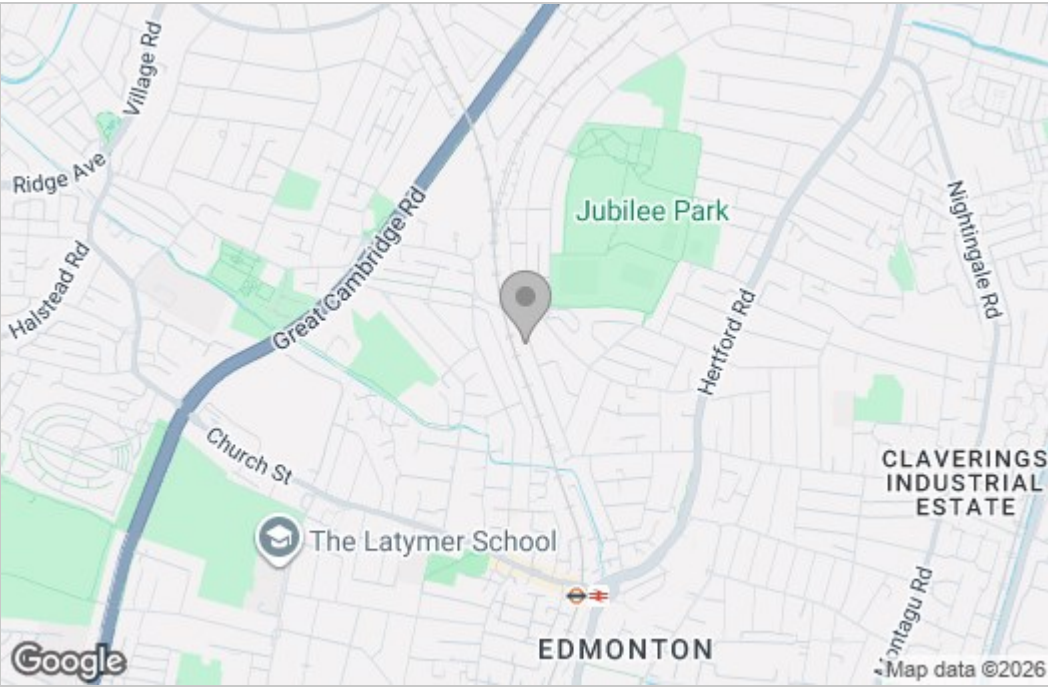
CROYLAND ROAD N9

The plan is intended solely as a layout guide, and no liability is taken for any errors, omissions, or misstatement. It does not constitute in whole or in part, an offer or contract. Any intending purchaser or lessee should satisfy themselves, through inspection searches, enquiries, and a full survey, as to the accuracy of the information provided. All areas, measurements shapes, compass bearing, position and distances are approximate. No guarantee is provided regarding the total area. Not to scale.

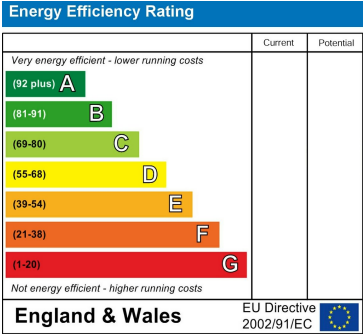
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☐ - Reduced headroom below 1.5m / 5'0"

Area Map



Energy Efficiency Graph



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