HOBARTS









Three-bedroom ground-floor converted apartment with its own South-facing rear garden, converted from a substantial double-fronted period dwelling.. The spacious internal accommodation comprises a shared front door to a lobby area, an own front door leading to an entrance hallway, two double bedrooms(one with en-suite wc, a third single bedroom/study, a central lounge/living area, a feature fireplace, high ceilings etc., and access to the rear garden, and a separate fitted kitchen with an additional door to a lobby area then a family bath/shower room/wc additional door to the 50' large landscaped garden with timber work studio and additional garden shed. Ideally located close to the entrance to the wonderful green surroundings of Alexandra Park & Palace, an extensive array of local shops, and Alexandra Palace National Rail Station (20/25 Mins City/West End) ** POTENTIAL TO EXTEND TO THE REAR **

Palace Gates Road, N22 | £700,000 | Share of Freehold

HOBARTS ESTATE AGENTS - LONDON (North)
8 CRESCENT ROAD
Alexandra Park
LONDON N22 7RS

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www.hobartsproperty.co.uk
0208 348 3333





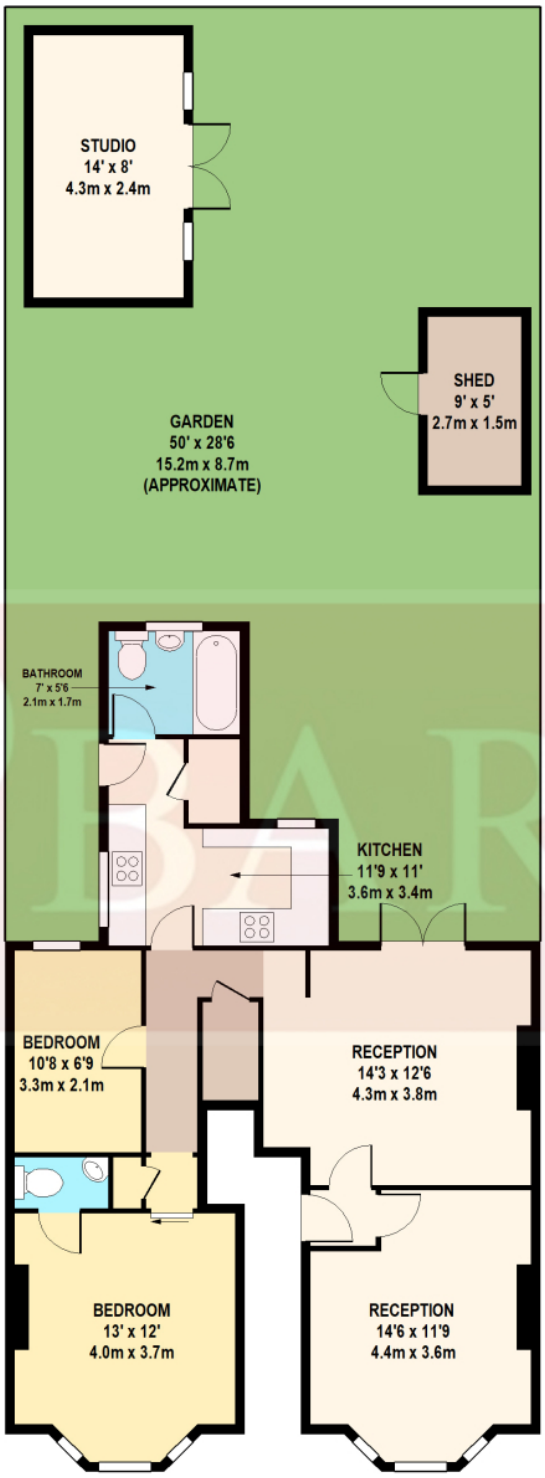








- Three Bedrooms
- Additional En-Suite WC
- Period Features & Characteristics
- Fitted Kitchen
- 20/25 Mins City/West End
- Central Lounge/Living Area
- 50' South-Facing Rear Garden
- Close to Park/Palace/Amenities
- Family Bath/Shower room/WC



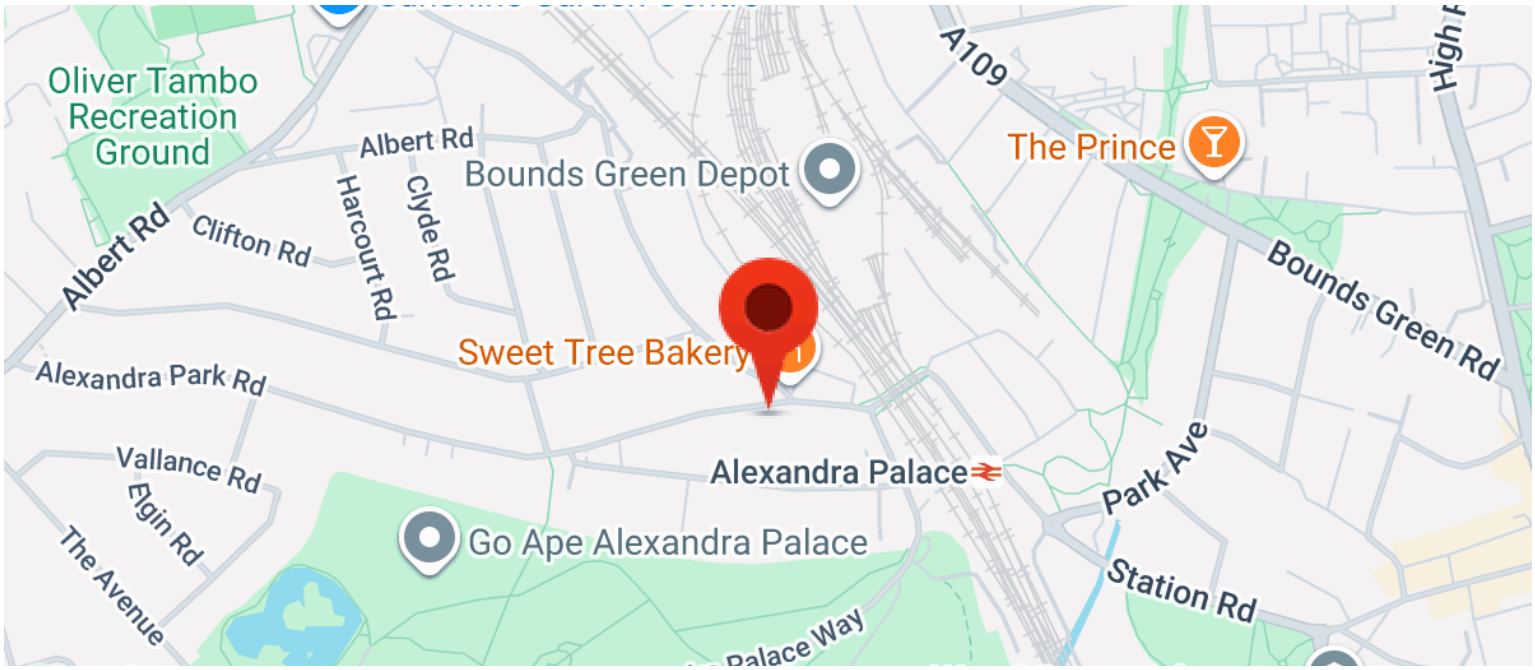
GROUND FLOOR

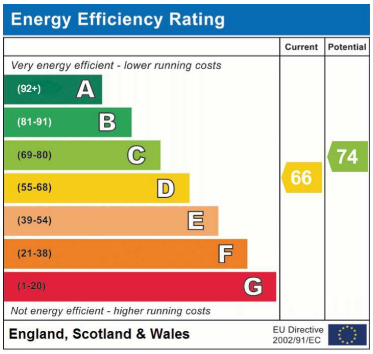
PALACE GATES ROAD
TOTAL APPROX. FLOOR AREA 793 SQ.FT. (74 SQ.M.)
TOTAL APPROX. STUDIO/ SHED AREA 157 SQ.FT. (15 SQ.M.)

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here,
measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement.
This plan is for illustrative purposes only and should be used as such by any prospective purchaser.
The services, system and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.









Address: Palace Gates Road, N22

Tenure:
Share of Freehold

Viewings:
Strictly by appointment via
HOBARTS ESTATE AGENTS
0208 348 3333

Contact:
8 CRESCENT ROAD, Alexandra Park, LONDON N22 7RS

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These property details, including measurements, floor plans and items depicted in photographs etc. are intended only as a brief guide to prospective purchasers and are not intended to be relied upon for any purpose whatsoever. Any interested party should satisfy themselves by inspection or otherwise as to the correctness of each statement contained in these details.