

Hydeside Gardens, N9 9RR
London

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- Kings Are Pleased To Present This
- Three Bedroom End Of Terraced House
- Extended 1930's Build
- Off Street Parking
- Modern Fitted Kitchen
- Spacious Conservatory
- Separate Utility Room & Ground Floor WC
- Rear Garden With Outbuilding
- Sought-After Residential Location
- Close Proximity To Edmonton Green Station

Offers Over £500,000









KINGS are pleased to present this EXTENDED THREE BEDROOM END OF TERRACE HOUSE, situated in a SOUGHT-AFTER residential location just off Church Street. This well-presented family home benefits from OFF-STREET PARKING, a REAR EXTENSION, CONSERVATORY, SIDE ACCESS and a 30FT REAR GARDEN with a DETACHED BRICK-BUILT OUTBUILDING, offering versatile additional space or storage.

The property comprises a welcoming entrance hall, a spacious through lounge, an extended kitchen and a CONSERVATORY overlooking the rear garden. Further benefits include a convenient GROUND FLOOR WC, three well-proportioned bedrooms, a first floor family bathroom, double glazing and gas central heating.

Externally, the property benefits from OFF-STREET PARKING to the front and a 30FT REAR GARDEN with the added convenience of SIDE ACCESS. The brick-built outbuilding offers potential for a variety of uses, including a home office, hobby room or additional storage.

The property is ideally situated for easy access to both the A10 Great Cambridge Road and Edmonton Green train station, making it convenient for commuters. There are popular schools nearby, including the well-renowned Latymer School and Latymer All Saints Primary School, making it an ideal location for families with children of all ages. Local shops are within walking distance, with Edmonton Green Shopping Centre also within easy reach.

Council Tax Band - D
Construction Type - Standard (Brick, Tile)
Flood Risk - Rivers & Seas: Very Low, Surface Water: Very Low

PORCH

ENTRANCE HALL

LIVING ROOM 10'10 x 11'5 (3.30m x 3.48m)

DINING ROOM

ADDITIONAL RECEPTION AREA 10'4 x 5'8 (3.15m x 1.73m)

KITCHEN 8'7 x 13'4 (2.62m x 4.06m)

WC / UTILITY 4'7 x 2'11 (1.40m x 0.89m)

FIRST FLOOR LANDING

BEDROOM ONE 12'9 x 10'7 (3.89m x 3.23m)

BEDROOM TWO 10' x 9'2 (3.05m x 2.79m)

BEDROOM THREE 7'3 x 6'6 (2.21m x 1.98m)

SHOWER ROOM 6'11 x 6'4 (2.11m x 1.93m)

CONSERVATORY

OUTBULDING 12'7 x 19'11 (3.84m x 6.07m)

GARDEN 66'9 x 17'9 (20.35m x 5.41m)








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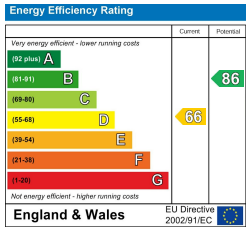

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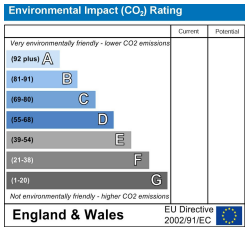


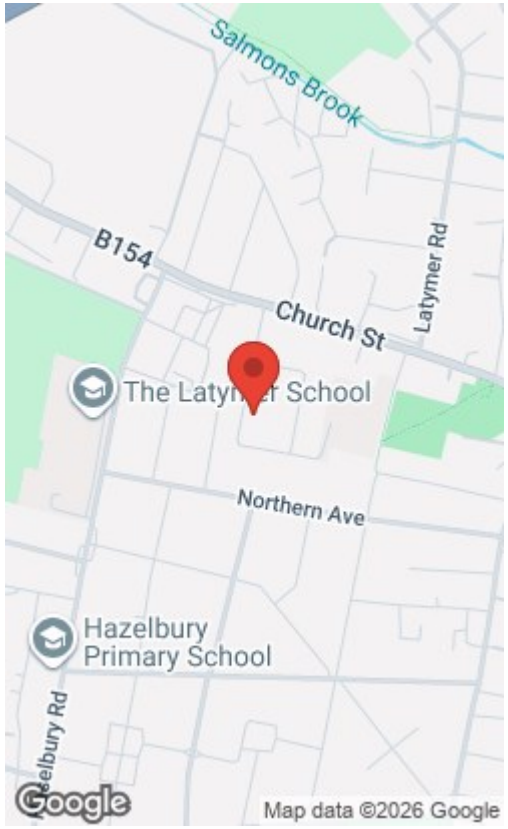














Total area: approx. 123.0 sq. metres (1323.5 sq. feet)

All measurements have been taken as a guide to prospective buyers only and are not precise. This plan is for illutrative purposes only and no responsibility for any error, ommison or misstatement. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given. Measurements may have been taken from the widest area and may include wardrobe/cupboard space. No guarantee is given to any measurements including total areas. Buyers are advised to take their own measurements.

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Plan produced using PlanUp.

Hydeside Gardens

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