



MiHomes



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— OAKFIELD ROAD —

Characterful one-bedroom conversion with a substantial private garden and exceptional specification

Guide price £500,000 - £550,000

A beautifully restored, one bedroom conversion apartment spanning 774 sq ft of thoughtfully designed accommodation, combining period charm, with quality, contemporary finishes.



The stunning bay-fronted lounge immediately sets the tone, featuring high ceilings, original coving, a beaded ceiling and elegant wall panelling, creating a characterful yet refined living space. The herringbone wooden flooring flows through the principal areas, enhancing the sense of quality and continuity.

The fully integrated kitchen has been finished to a high specification, including a range cooker, stone work surfaces, a full stone splashback and a Quooker hot tap, offering both style and practicality with direct access to the garden.

The hallway retains original tiled flooring, complemented by the preserved stained glass feature above the entrance door, adding a distinctive period touch. The luxury bathroom suite features a rainfall shower, marble tiling, bespoke vanity unit, ample storage and elegant wall-hung lighting. To the rear, the feature wallpapered bedroom provides a calm retreat overlooking the garden. Traditional wrought iron radiators throughout further enhance the character of this exceptional home.

Externally, the property benefits from a substantial private rear garden, ideal for entertaining or relaxing, along with additional front garden space – ready in ownership, should private off street parking is a must for the discerning buyer(s).





Location

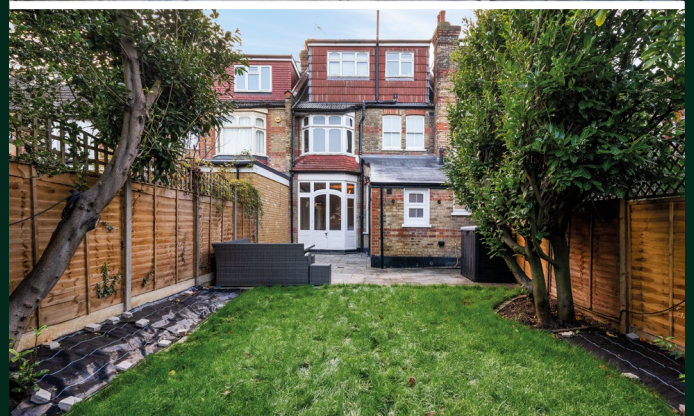
The N14 postcode, and Oakfield Road in particular, is highly regarded for its leafy residential character and strong transport connections. Oakfield Road enjoys a peaceful yet convenient setting, close to everyday amenities. Southgate Underground Station (Piccadilly Line) is within easy reach, providing direct access to central London and Heathrow Airport. Several bus routes also serve the area, linking to Palmers Green, Winchmore Hill and Cockfosters.

Residents benefit from a wide selection of shops, cafés, restaurants and nearby supermarkets along Southgate High Street. Grovelands Park and Broomfield Park are both close by, offering open green space and scenic walks.

Combining village-style living with excellent connectivity, N14 remains one of North London's most desirable locations.

Message from the owner

"I've loved living on Oakfield Road for the past five years. The street is quiet and peaceful, lined with beautiful trees, and is known for being a road full of friendly, welcoming neighbours. I will miss the proximity to Grovelands Park, perfect for walking and playing pitch-and-putt on the weekends. Also, the short walk to Southgate and Palmers Green made commuting into London quick and convenient."



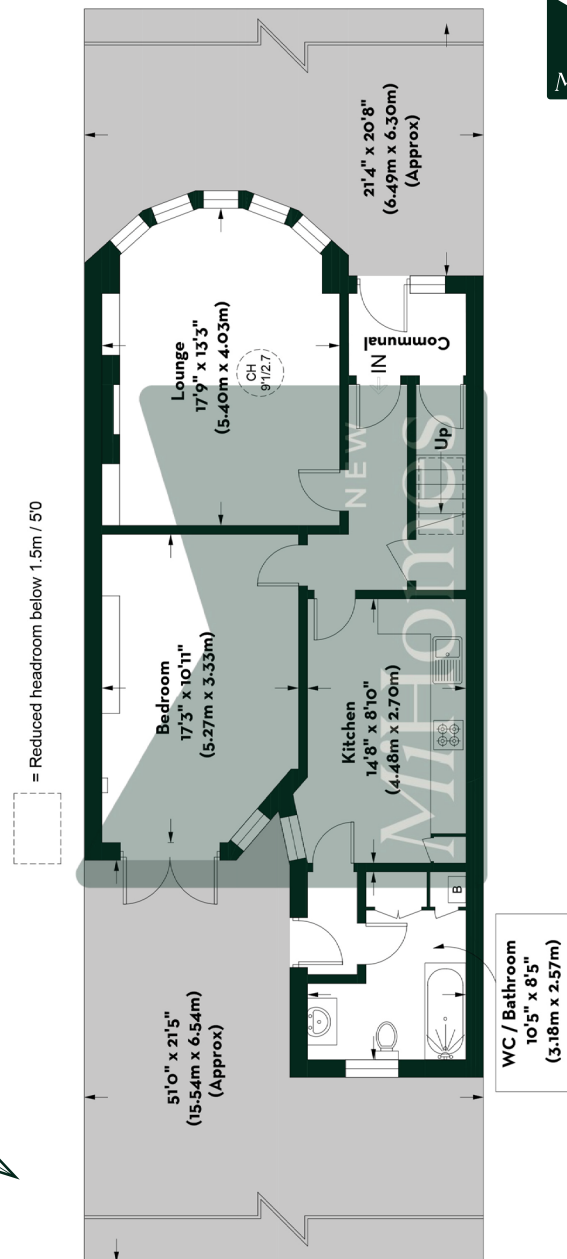
Floorplan:

40 Oakfield Road, Southgate,
London, N14 6LX

- Tenure: Share of Freehold
- EPC rating: D
- Council Tax Band: Band D
- Approx. Gross internal floor area:
774 sq.ft / 71.9 sq.m

Property overview:

- Newly restored throughout
- Original coving and beaded ceiling with a characterful, extensive bay fronted front room
- Wall panelling & Herringbone wooden flooring
- Featured wallpapered bedroom
- Original tiled flooring in the hallway with original stained glass feature above
- Modern bathroom suite with wall hung, brushed gold fixtures, rainfall shower & marble tiling
- Traditional wrought iron radiators
- Kitchen is fully integrated with a range cooker, stone worksurfaces and a full, stone splashback



This plan is for layout purposes only, not drawn to scale unless stated. window and door opening are approximate. whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them. (ID: 922789)

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