

NOVUS Residential

SALES
LETTINGS
MANAGEMENT

LODGE DRIVE, PALMERS GREEN, N13



A newly refurbished first floor (top) one bedroom flat in this attractive bay fronted period conversion ideally located for the many amenities of Palmers Green. The accommodation, that extends to 560 sq ft, comprises ground floor entrance with stairs rising to first floor landing and doors leading to: large bay fronted reception room, separate fully applanced galley kitchen, double bedroom (with built in wardrobe) to rear aspect, fully tiled bathroom suite and a separate/guest WC. The property is benefits from several period features to include coving, high ceilings, tessellated entrance hall and an ornate cast iron fire surround. Additional features include UPVC double-glazing, quality laminate wood flooring throughout and loft storage.

Lodge Drive is an attractive residential street of period properties and is closely located to Palmers Green's Triangle, the junction of Alderman's Hill and Green Lanes. Therefore, the property is very well located for the many social and leisure amenities of Palmers Green that comprise a Morrisons Supermarket, numerous independent retailers, a Farmers Market and well-regarded restaurants. Broomfield Park (a 21-hectare public park) is easily accessible and consists of playing fields, a boating lake and community orchard. Palmers Green Station (Overground) is within comfortable walking distance and provides regular commuter rail services to London's Moorgate and Kings Cross Station's.

£375,000 (STC)

Share of Freehold

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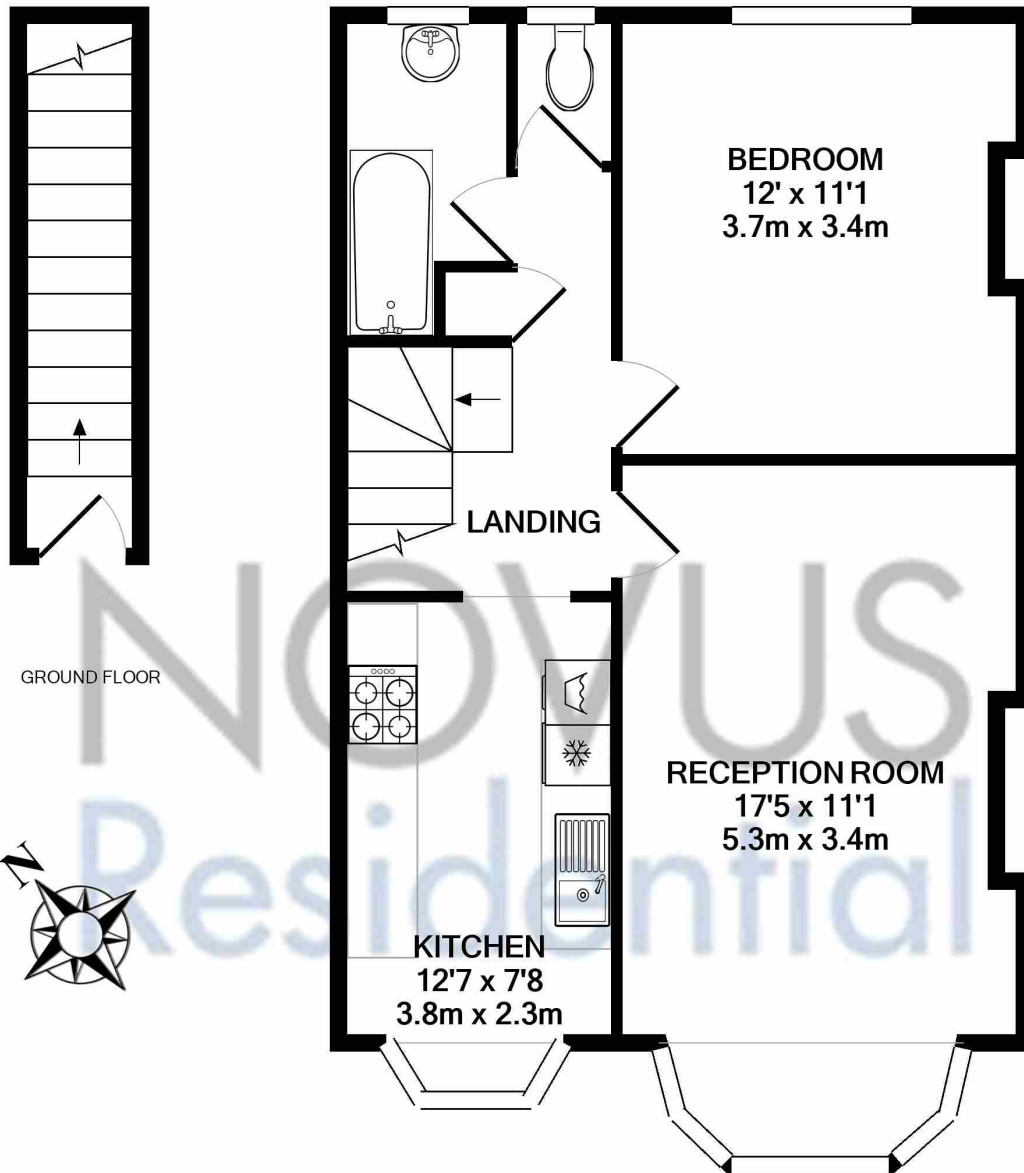
Council Tax - C £1,736 (Enfield)





Tenure:
Ground Rent:
Service Charge:

Share of Freehold
N/A
TBA



1ST FLOOR

TOTAL APPROX. FLOOR AREA 566 SQ.FT. (52.6 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, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given

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