



Lullington Garth

Woodside Park N12 7LT

£965,000 Freehold

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Lullington Garth , Woodside Park

CHAIN FREE An opportunity to acquire this well presented 4 bedroom, 2 bathroom (1 en suite) semi-detached family home occupying a prominent corner position in a sought after residential road, within easy walking distance to local shops, parkland, bus services and Woodside Park Northern Line tube station.

This bright and spacious property comprises 3 reception rooms, guest cloakroom, fitted kitchen/breakfast room, utility room, 3 doubles and 1 single bedroom, en suite shower and family bathroom with separate wc. If required, this property also offers excellent potential to extend (stpp).

Externally, the mature, south-easterly garden extends to approx 82 ft and there is the benefit of a double width garage.

ENTRANCE HALL

By prior appointment with the vendors agent Real Estates Tel: 020 8445 6387

RECEPTION 16' x 8'11 (4.88m x 2.72m)

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RECEPTION 15'9 into bay x 15' (4.80m into bay x 4.57m)

Open to:

RECEPTION 15' x 12'8 (4.57m x 3.86m)

KITCHEN 13' max x 9'8 max (3.96m max x 2.95m max)

UTILITY ROOM 9'11 x 8'11 (3.02m x 2.72m)

GUEST CLOAKROOM

1ST FLOOR:

BEDROOM 16' into bay x 13'7 (4.88m into bay x 4.14m)

BEDROOM 14'11 x 13'1 (4.55m x 3.99m)

BEDROOM 14'11 x 8'11 (4.55m x 2.72m)

BEDROOM 10' x 8'11 (3.05m x 2.72m)

BATHROOM 10'4 x 6'5 (3.15m x 1.96m)

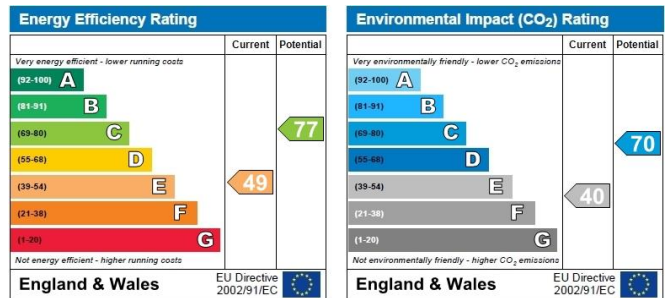
SEPARATE WC

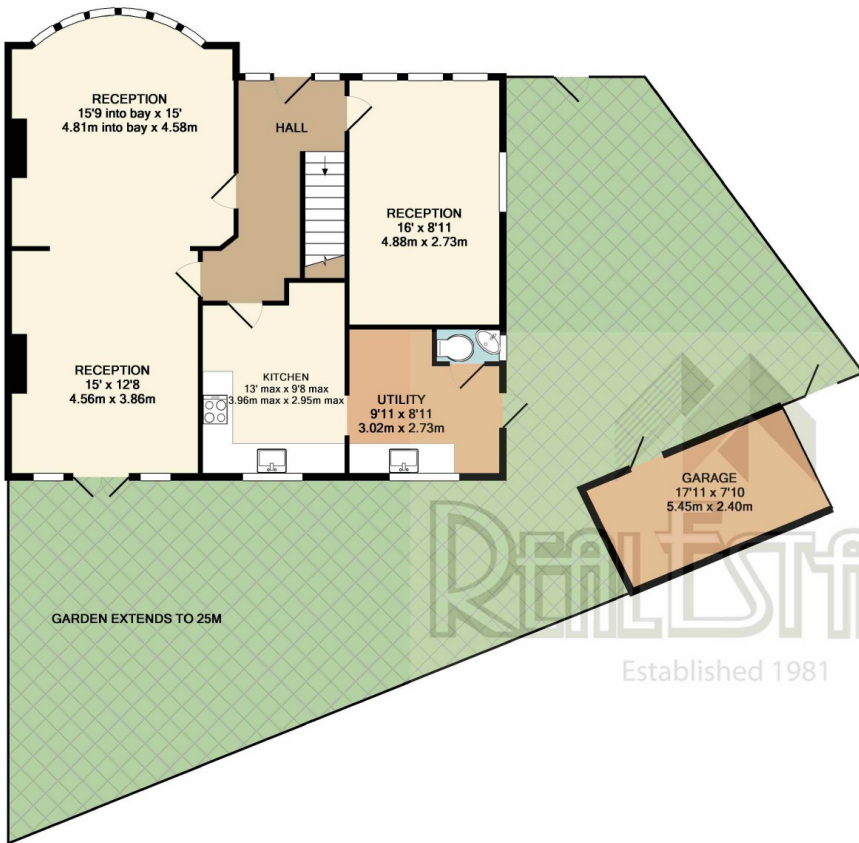
EXTERIOR:

GARAGE 17'11 x 7'10 (5.46m x 2.39m)

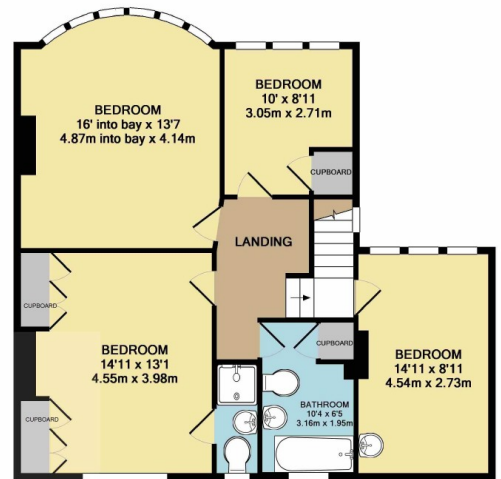
GARDEN extends to 82' (extends to 24.99m)

Viewing:





GROUND FLOOR



1ST FLOOR

(EXCLUDES GARAGE)
TOTAL APPROX. FLOOR AREA 1705 SQ.FT. (158.4 SQ.M.)
GIA measurements are approximate. Not to scale. Illustrative purposes only

REAL ESTATE

Established 1981

