



Framfield Close, Woodside Park, N12 7HH
£1,350,000



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***CHAIN FREE *** An impressive 4 BEDROOM DETACHED family home, situated in this sought after cul-de-sac in the heart of Woodside Park, close to schools, local shops and Woodside Park Northern Line tube station.

This well presented property comprises guest cloakroom, 3 reception rooms, fitted kitchen/breakfast room and utility room to the ground floor. The 1st floor offers a master bedroom with dressing area and en suite bathroom, 3 further bedrooms and a family bathroom. Externally, the rear garden is mainly laid to lawn and there is a garage via own driveway providing off street parking.

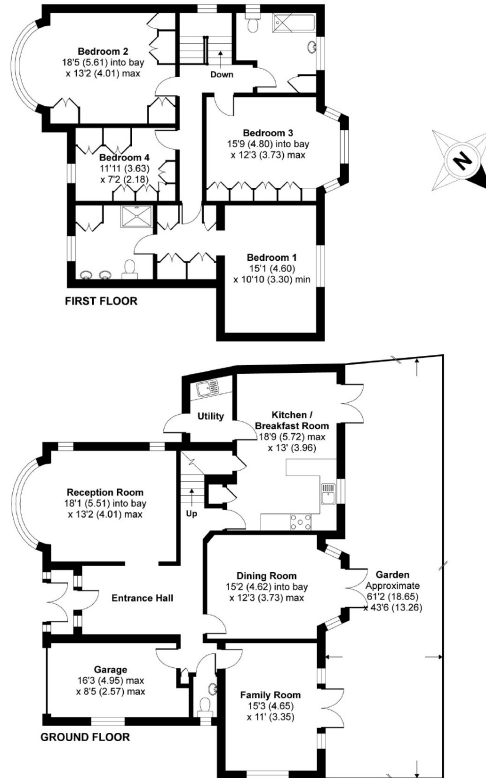
For an appointment to view, please contact Sole Agent Real Estates on 020 8445 6387,





Woodside Park, London, N12

APPROX. GROSS INTERNAL FLOOR AREA 2353 SQ FT 218.5 SQ METRES (INCLUDES GARAGE)



Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows and rooms are approximate and no responsibility is taken for any error, omission or misstatement. These plans are for representation purposes only as defined by RICS Code of Measuring Practice and should be used as such by any prospective purchaser. Specifically no guarantee is given on the total square footage of the property if quoted on this plan. Any figure given is for initial guidance only and should not be relied on as a basis of valuation.

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Energy Efficiency Rating			Environmental Impact (CO ₂) Rating		
	Current	Potential		Current	Potential
Very energy efficient - lower running costs			Very environmentally friendly - lower CO ₂ emissions		
A			A		
B			B		
C			C		
D			D		
E			E		
F			F		
G			G		
Not energy efficient - higher running costs			Not environmentally friendly - higher CO ₂ emissions		
England & Wales	EU Directive 2002/91/EC		England & Wales	EU Directive 2002/91/EC	



Woodside Park office: 14/14a Sussex Ring, Woodside Park, London N12 7HX

e : info@realestates-wsp.co.uk

t : 020 8445 6387

f : 020 8445 4492

w : www.realestates-wsp.co.uk



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