



Castles

FIXED ASKING PRICE

£450,000

Stanmore Road

London, N15 3PS

## PROPERTY SUMMARY

Occupying the ground floor of an attractive period conversion, this well-proportioned two-bedroom flat benefits from a section of own rear garden. The accommodation includes a spacious entrance hall with ample storage, a modern fitted kitchen, a bright and inviting lounge, and a three-piece bathroom. Offering generous living space and a fantastic outdoor retreat, this property is perfect for those seeking comfort, convenience, and charm—all with the added benefit of no onward chain.

Located just moments from the vibrant local amenities, with easy access to shops, cafes, and transport links. Both Turnpike Lane and Wood Green Stations are also within close proximity. Don't miss the opportunity to make this your new home. Contact us today to arrange a viewing!







For a guide to the area please scan this code for more information



Flat - Ground Floor

Leasehold

**Council:**

**Council Tax Band:** B

**Lease Remaining:** n/a

**Service Charge:** n/a

**Ground Rent:** n/a

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements



**OFFICE ADDRESS**

78 Green Lanes  
Palmer's Green  
London  
N13 6BE

**OFFICE DETAILS**

020 8888 6081  
[www.castles.london](http://www.castles.london)

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92-100) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	