



# Castles

ASKING PRICE

**£1,150,000**

**South View Road**

Crouch End, N8 7LX

Castles

## PROPERTY SUMMARY

Set between the parks of Priory and Alexandra is this well-presented, terraced, family home. Ideally located for the amenities provided on High Street, Hornsey and within the catchment of the highly rated Campsbourne Primary School.

Comprising three bedrooms, through-reception, leading onto generous kitchen and beautifully maintained south-facing rear garden. Further comprising four-piece bathroom suite, second floor roof terrace with roof tops views and ample storage opportunities. Transport is provided by a plethora of local bus routes and nearby Hornsey Overground station providing an effective commute to the City.

Local Authority: Haringey

Council Tax band: E





South View Road, London, N8 Approximate Gross Internal Area = 1270 sq ft / 117.9 sq m



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



House - Terraced

Freehold

**Council:**

**Council Tax Band:** E

**Lease Remaining:** n/a

**Service Charge:** n/a

**Ground Rent:** n/a



Floor plan produced in accordance with RICS Property Measurement 2nd Edition. Although Pink Plan Ltd ensures the highest level of accuracy, measurements of floors, windows and rooms are approximate and no responsibility is taken for error, omission or misstatement. These plans are for representation purposes only and no guarantee is given on the total square footage of the property within this plan. The figure icon is for initial guidance only and should not be relied on as a basis of valuation.



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**

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N8 8PR

**OFFICE DETAILS**

020 8348 5515  
crouchend@castles.london  
<https://www.castles.london>

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92-100) A	(85-91) B		
(82-84) C	(75-81) D		
(69-74) E	(55-68) F		
(45-54) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	