



# Castles

OFFERS IN EXCESS OF

**£519,950**

**Monmouth Road**

Edmonton, N9 0LE

## PROPERTY SUMMARY

A four bedroom extended Semi Detached property situated within 1/2 mile of Edmonton Green with its shops and transport links. The property comprises of Reception kitchen/diner and bedroom four with ensuite to ground floor, with a further three bedrooms and bathroom to first floor.

It also has features to include, off street parking, 70ft rear garden, double glazing and gas central heating.



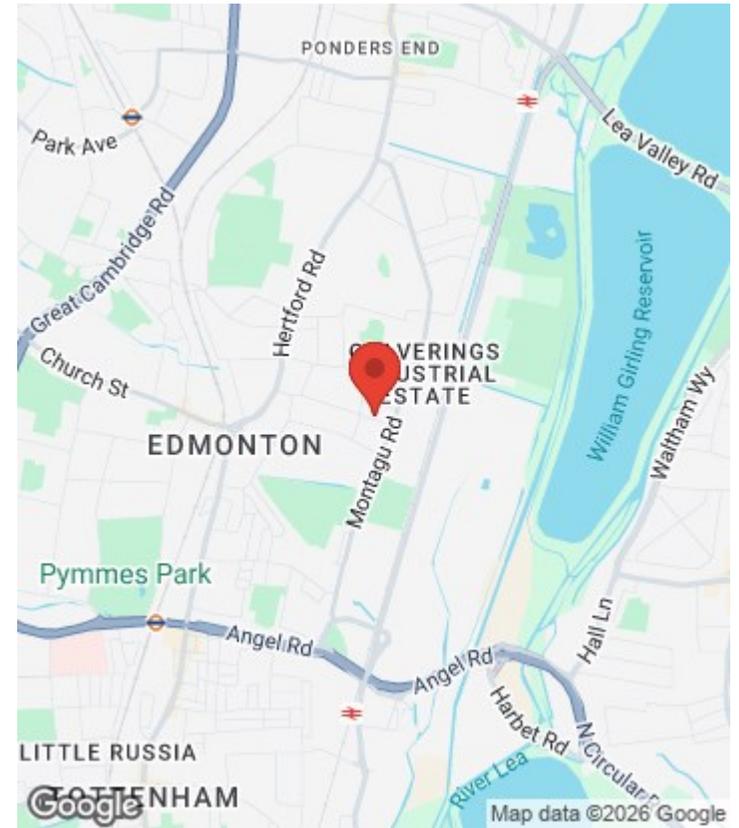
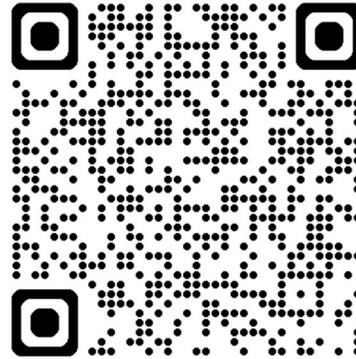


APPROXIMATE GROSS INTERNAL AREA  
98.31 sqm / 1058.20 sqft



GROUND FLOOR  
THIS PLAN IS FOR ILLUSTRATION ONLY AND MAY NOT BE REPRESENTATIVE OF THE PROPERTY

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



House  
Freehold  
**Council:**  
**Council Tax Band: D**

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**

438 Hertford Road  
Edmonton  
London  
N9 8AB

**OFFICE DETAILS**

020 8804 8123  
edmonton@castles.london  
<https://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		66	77
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	