

Castles



ASKING PRICE

**£350,000 Leasehold**  
**Parkside Court, Palmerston Road**

Wood Green, N22 8RW

Castles

## PROPERTY SUMMARY

This beautifully presented ground floor two-bedroom apartment is part of a small, private low-rise purpose-built building, offering a peaceful and well-maintained environment, complete with the added benefit of communal allocated parking.

Inside, a spacious entrance hall provides access to all principal rooms. The accommodation comprises two generously sized double bedrooms, a modern family bathroom, a bespoke recently refurbished kitchen, and a bright, airy reception room, perfect for both relaxing and entertaining.

At the rear, residents can enjoy a communal garden, providing a tranquil shared outdoor space.

Situated in the heart of Bowes Park, the apartment occupies a charming, tree-lined residential road just moments from the vibrant amenities of Myddleton Road. Here you will find a variety of independent coffee shops, cafés, delis, restaurants, a craft Czech pilsner tap room, yoga studios, and a well-regarded monthly farmers' market.

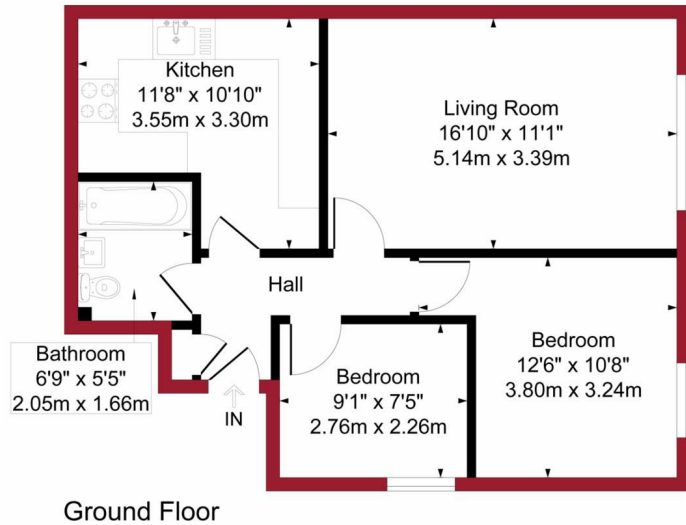
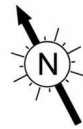
Transport connections are excellent. Bounds Green Underground Station (Piccadilly Line) and Bowes Park National Rail station offer fast links into Central London, Old Street, and the City, while local bus routes provide easy access to Wood Green, Alexandra Palace, and Muswell Hill.

The popular areas of Muswell Hill and Crouch End are also within reach, along with Alexandra Palace, Palmers Green, and Broomfield Park, providing an abundance of green spaces and leisure opportunities.

A private viewing is strongly recommended to fully appreciate all this property has to offer.







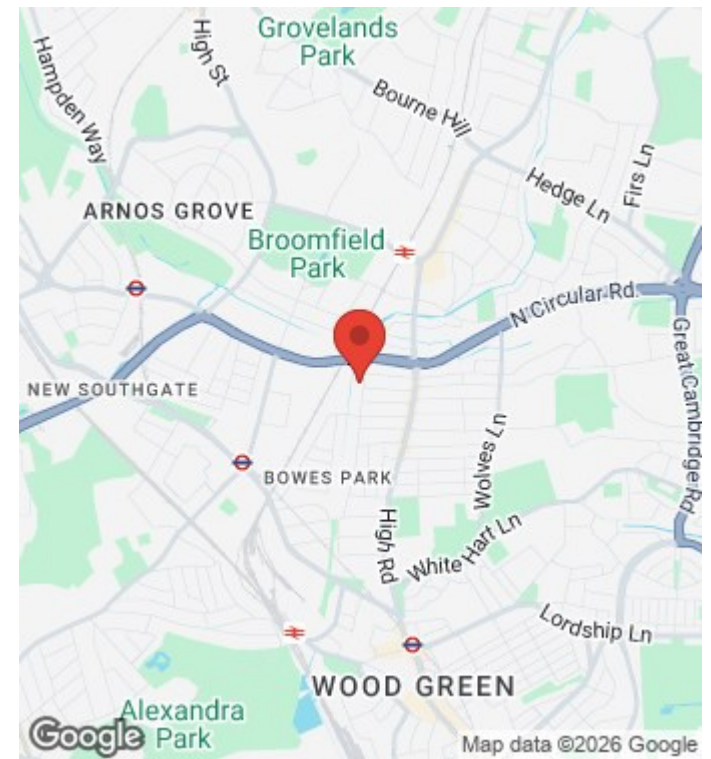
**Transport:**

Palmers Green is well served by excellent transport links. Palmers Green Mainline Station provides regular services into Moorgate, ideal for commuters, while a comprehensive network of local bus routes connects the area to Wood Green, Southgate, Enfield, and surrounding locations. Wood Green Underground Station (Piccadilly Line) is also within easy reach, offering direct access into Central London and Heathrow Airport. Shopping & Leisure:

Palmers Green boasts a vibrant and diverse range of amenities along the popular Green Lanes, including independent shops, cafés, restaurants, and bars. The area is also home to the well-regarded Broomfield Park, featuring open green spaces, tennis courts, a café, and regular community events.

**Directions to Our Office:**

Conveniently located on Green Lanes, Palmers Green, just a short walk from Palmers Green Mainline Station. Visitors travelling by car will find limited pay-and display parking along Green Lanes and nearby



Apartment

Leasehold

**Council:** Enfield

**Council Tax Band:** C

**Lease Remaining:** 146 years

**Service Charge:** 172.90 per month

**Ground Rent:** Peppercorn



Floor plan produced in accordance with RICS Property Measurement 2nd Edition. Although Pink Plan Ltd ensures the highest level of accuracy, measurements of doors, 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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**OFFICE DETAILS**

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