



ASKING PRICE

£500,000 Freehold
Devonshire Hill Lane
N17



PROPERTY SUMMARY

Castles Palmers Green are pleased to bring to the market this double fronted three-bedroom family home, offered on a chain free basis and presenting excellent potential, while requiring updating in places. Set within the increasingly sought-after N17 area, the property offers a rare opportunity for buyers to create a bespoke long-term family home or investment.

The ground floor features a bright and spacious reception room, providing an inviting setting for both relaxing and entertaining, which flows through to a generously sized eat-in kitchen. The layout offers excellent scope for reconfiguration, ideal for those looking to introduce a more contemporary, open-plan feel.

To the rear, the property enjoys a private garden, filled with natural light throughout the day and offering a wonderful space for outdoor dining, entertaining, or future landscaping. Shared side access adds further practicality.

Upstairs, there are three well-proportioned bedrooms, including two doubles and a good-sized single, well suited to families or those requiring home working space. The accommodation is completed by a recently refurbished family bathroom.

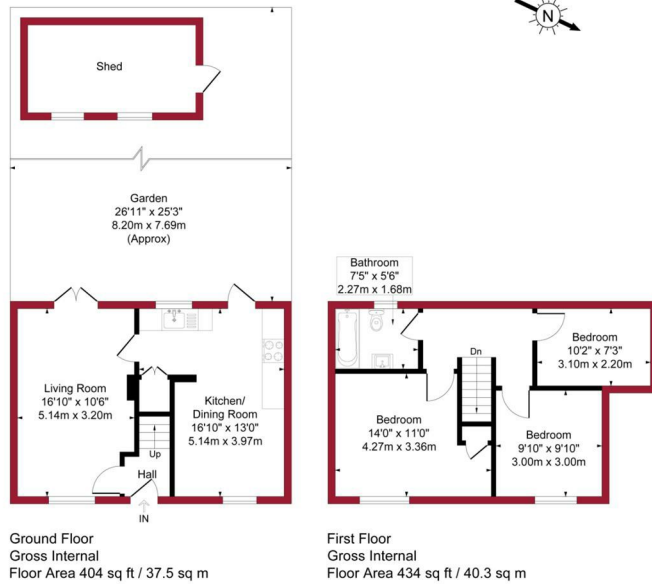
The property is well positioned on the borders of Tottenham, Wood Green, and Palmers Green, offering excellent access to a wide range of amenities including independent shops, supermarkets, cafés, restaurants, and leisure facilities along Wood Green High Street.

Transport connections are excellent, with Wood Green Underground Station (Piccadilly Line) providing direct access into Central London, the West End, and King's Cross. White Hart Lane Overground Station offers fast services into Liverpool Street, while local bus routes, including the W3, connect easily to Tottenham Hale and surrounding areas.

Overall, this double fronted home offers strong potential in a well-connected North London location, combining space, flexibility, and long-term value for buyers.







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.



Transport:

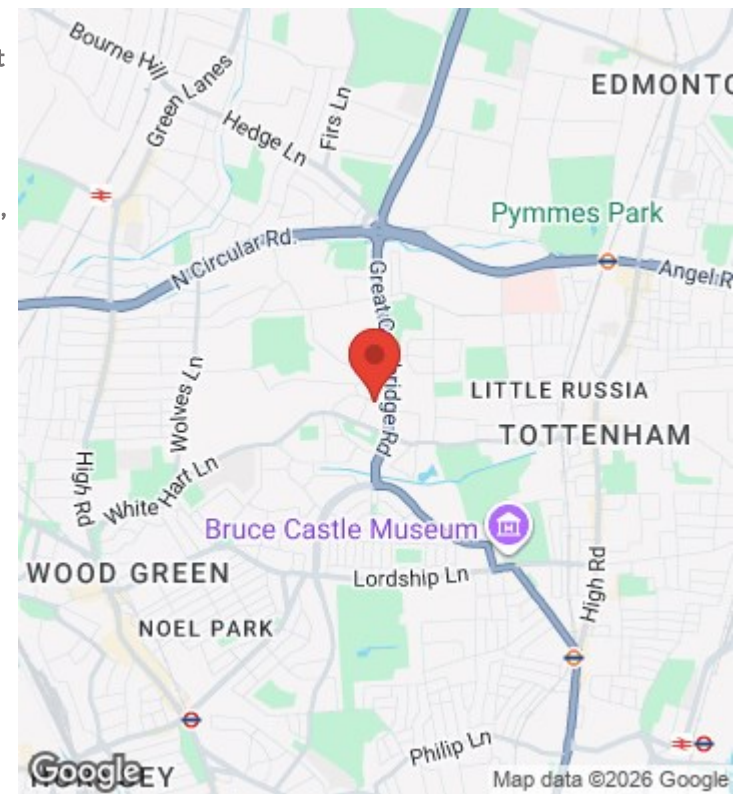
Palmers Green is well served by excellent transport links. Palmers Green Mainline Station provides regular services into Moorgate, ideal for commuters, while a comprehensive network of local bus routes connects the area to Wood Green, Southgate, Enfield, and surrounding locations. Wood Green Underground 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.



House

Freehold

Council: Haringey

Council Tax Band: C

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



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