Pine Grove, Totteridge, N20 8LA

Asking Price £3,895,000 Freehold  Council Tax Band H

REAL ESTATES
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Real Estates are delighted to offer for sale this imposing and substantial Tudor style detached family home measuring in excess of 4,500 sq. ft.

The spacious and well planned accommodation, which offers an eclectic mix of both old traditional and modern lines, comprises a huge 'L' shaped open plan fitted kitchen/diner and sitting area with access onto the patio and garden, and 2 further interconnecting reception rooms, currently used as a formal dining room and lounge. An added bonus is the mezzanine floor, which is accessed via one of the ground floor receptions, and provides a useful home office space.

The 1st floor comprises a principal suite incorporating walk-in wardrobes and en suite bathroom, plus 3 further bedrooms and 2 bathrooms (1 en suite). The 2nd floor completes the accommodation with a bedroom, En-suite shower, dressing area and an additional walk-in dressing room.

Externally, you have a beautiful 130 ft landscaped SOUTH FACING garden, which is mainly laid to lawn with a SWIMMING POOL at the rear. Large garage and parking for 2-3 cars.

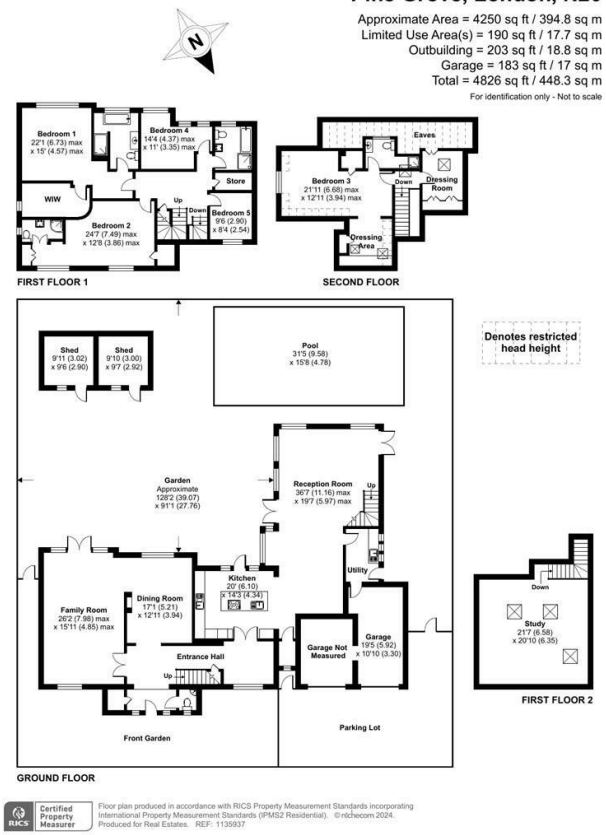
Pine Grove is one of the most prestigious roads in Totteridge, within easy reach of Totteridge & Whetstone Northern Line tube station and amenities at Whetstone High Road.

Please contact our Totteridge office for further information or to arrange a viewing. SOLE AGENTS.

HOUSE LONDON

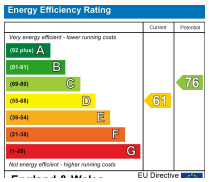
# Pine Grove, London, N20

Approximate Area = 4250 sq ft / 394.8 sq m
Limited Use Area(s) = 190 sq ft / 17.7 sq m
Outbuilding = 203 sq ft / 18.8 sq m
Garage = 183 sq ft / 17 sq m
Total = 4826 sq ft / 448.3 sq m
For identification only - Not to scale




Certified Property Measurer

Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). ©nichecom 2024. Produced for Real Estates. REF: 1135937



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