



Folkington Corner, Woodside Park, N12 7BH
Guide Price £1,325,000 Freehold Council Tax Band G

REAL ESTATES
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BOASTING A LARGE SOUTH-WESTERLY FACING REAR GARDEN AND GREEN VIEWS OVER FINCHLEY GOLF COURSE, Real Estates are delighted to offer for sale this SIX BEDROOM THREE BATHROOM SEMI-DETACHED FAMILY HOME situated at the end of a premier cul-de-sac in the heart of Woodside Park.

The accommodation, which is arranged over three storeys, comprises THREE RECEPTION ROOMS, a separate fitted kitchen, utility room and guest WC to the ground floor. The first floor offers five bedrooms and two bathrooms, whilst there is an additional bedroom and bathroom in the loft conversion.

The house also benefits from an INTEGRAL GARAGE and off street parking for two cars.

Folkington Corner is ideally situated for the popular coffee shops at Sussex Ring and Woodside Park Northern Line Underground Station, as well as being within the catchment area for Frith Manor Primary School.

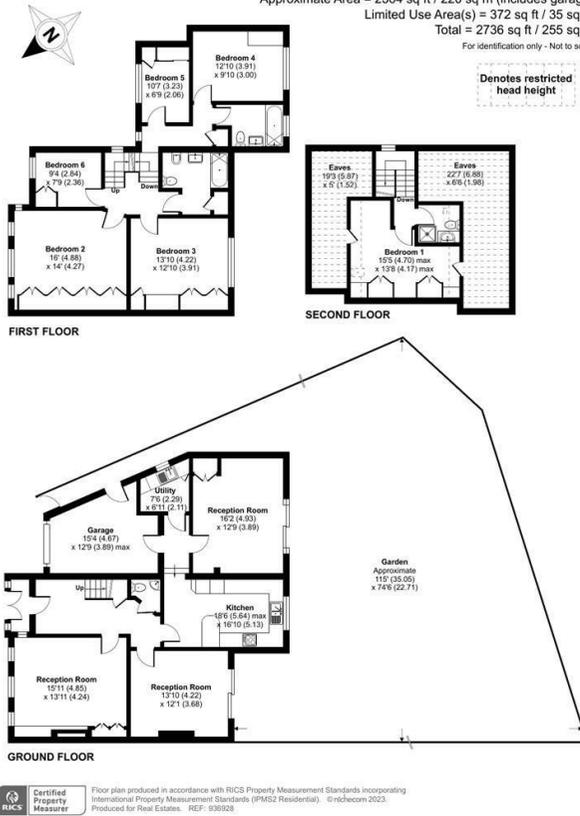
SOLE AGENT





Folkington Corner, London, N12

Approximate Area = 2364 sq ft / 220 sq m (includes garage)
 Limited Use Area(s) = 372 sq ft / 35 sq m
 Total = 2736 sq ft / 255 sq m
 For identification only - Not to scale



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs	A		
Energy efficient - lower running costs	B		78
Decent energy efficiency - lower running costs	C		
Some energy efficiency - lower running costs	D		
Low energy efficiency - higher running costs	E		53
Very low energy efficiency - higher running costs	F		
Least energy efficient - higher running costs	G		

EU Directive

