



Northiam, Woodside Park, N12 7HJ
Guide Price £1,375,000 Freehold

Council Tax Band G

REAL ESTATES
Est. 1981

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Real Estates are thrilled to bring to the market this fully extended and immaculately presented FOUR BEDROOM THREE BATHROOM SEMI-DETACHED family home set on a prime quiet street in the heart of Woodside Park.

Totalling over 2100 square feet, the house benefits from a vast OPEN PLAN living, kitchen and dining space at the rear, with bifold doors leading onto the decked patio and manicured garden. The rest of the downstairs provides a separate front reception room, spacious entrance hallway and guest WC.

To the first floor, there are two large double bedrooms with fitted wardrobes, one featuring a modern en-suite, as well as the single bedroom and contemporary main bathroom, whilst the loft has been converted into the principal bedroom designed with a sleek walk in en-suite, striking free standing bath, Juliet balcony, dressing area and eaves storage.

Northiam is well located for Woodside Park Underground Station and sits in the catchment area for Woodridge Primary School. The pathways of the Dollis Valley Brook and Darlands Nature Reserve are both within easy reach, as are the popular coffee shops and general amenities on Sussex Ring.

* SOLE AGENT *







Denotes restricted
head height

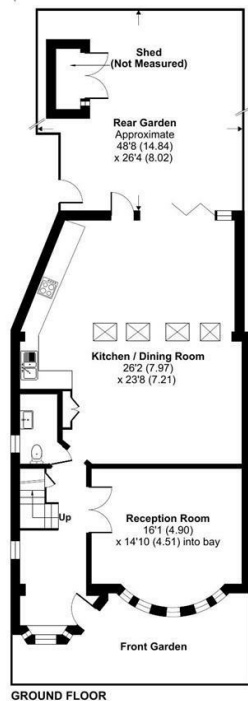
Northiam, London, N12

Approximate Area = 1940 sq ft / 180.2 sq m

Limited Use Area(s) = 194 sq ft / 18 sq m

Total = 2134 sq ft / 198.2 sq m

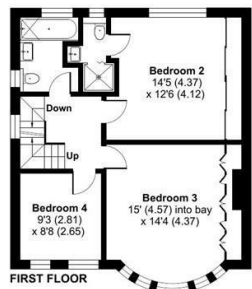
For identification only - Not to scale



GROUND FLOOR



SECOND FLOOR



FIRST FLOOR

Floor plan produced in accordance with RICS Property Measurement 2nd Edition, incorporating International Property Measurement Standards (IPMS2 Residential). © richcom 2026. Produced for Real Estates. REF: 1537985

Energy Efficiency Rating		
Very energy efficient - lower running costs	Current	Potential
A (91-100)		
B (81-90)		
C (69-80)		
D (55-68)		
E (39-54)		
F (21-38)		
G (1-20)		
Not energy efficient - higher running costs		
EU Directive		



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