



Lynton Mead, Totteridge, N20 8DJ

Guide Price £975,000 Freehold

Council Tax Band F

REAL ESTATES
Est. 1981

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Real Estates are pleased to bring to the market this extended THREE BEDROOM SEMI-DETACHED family home set on a desirable residential street in Totteridge.

Benefitting from a GARAGE OWN DRIVE plot, this house comprises three reception areas on the ground floor, one currently used as a dining room, plus a kitchen and guest WC. The first floor provides two double bedrooms, a single bedroom and the bathroom with separate WC. There is potential for a loft conversion and a side extension (STPP).

Externally, there is an over 80 foot WEST FACING rear garden, featuring a store and utility space, as well as the garage and driveway for at least two cars.

Lynton Mead is walking distance to either Totteridge & Whetstone or Woodside Park Stations on the Northern Line, whilst the popular shops, cafes and restaurants on Whetstone High Road are within easy reach. Nearby primary schools include Woodridge and St Andrews. Local parkland includes the Darlands Nature Reserve and the Dollis Valley Greenwalk.





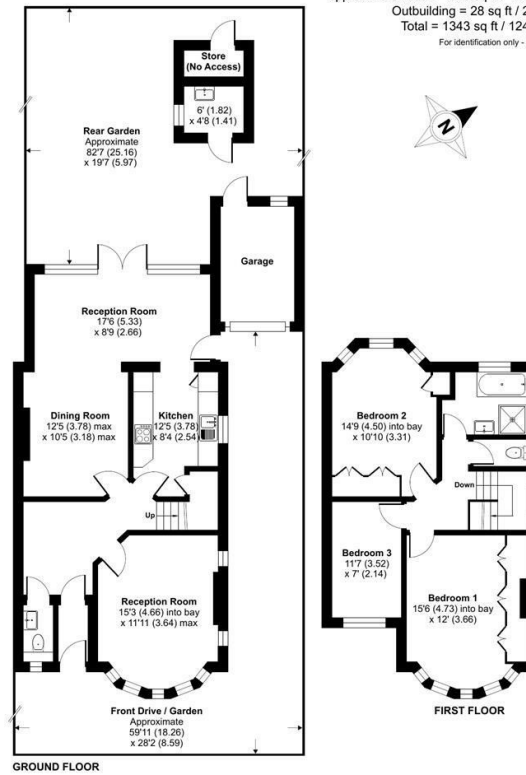
Lynton Mead, London, N20

Approximate Area = 1315 sq ft / 122.1 sq m

Outbuilding = 28 sq ft / 2.6 sq m

Total = 1343 sq ft / 124.7 sq m

For identification only - Not to scale



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: 14/19155

Energy Efficiency Rating		
Very energy efficient - lower running costs	Current	Potential
A (91-100)		78
B (81-90)		
C (69-80)	65	
D (55-68)		
E (39-54)		
F (21-38)		
G (1-20)		
Not energy efficient - higher running costs		
EU Directive		



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