



Warwick Gardens, Harringay, N4

BUTLER & STAG



Physical Viewings Being Accepted* *Virtual Tour Available
Occupying a large corner plot, is this four-bedroom, three storey, end of terrace, period house, forming part of Haringey Gardens.

Freehold

- Freehold House
- Four Bedrooms
- Garage
- Three Storey
- Large Corner Plot
- Chain Free

The ground floor consists of a spacious hallway that incorporates a WC and side access to a wrap-around lean too, dual aspect double reception, kitchen/dining space which flows to a private patio and large garage. The first floor houses three double bedrooms, and a family bathroom. Stairs then lead to the top floor, where a further double bedroom completes the property.

Features include double glazed windows, solid wooden floors, and ample storage.
Warwick Gardens is perfectly located for excellent transport links which include Harringay Green Lanes Overground Station, Harringay British Rail, Manor House Underground Station, as well as various bus routes allowing for swift and direct access to the City and West End, all of which are within a very short walk. As well as several green open spaces and Woodberry Wetlands within close proximity, a plethora of eateries, shops and amenities are also nearby. Chain Free.

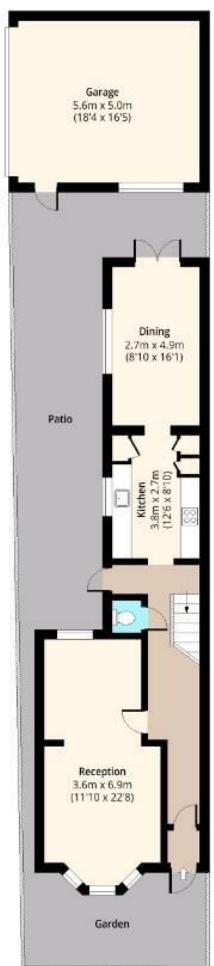
3D Virtual Tour - This property has a fully immersive walk through. Butler & Stag is delighted to offer Virtual Viewings to all our residential clients. This innovative 3D property technology allows prospective buyers or tenants to immerse themselves with a virtual walk through of each of our properties 24 hours a day, 7 days a week, whilst in the comfort of their home, work or wherever they may be.
Like what you see? Please contact us for more information and to arrange a physical viewing.



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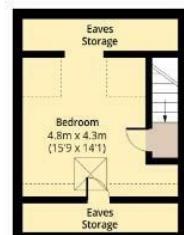
Ground Floor
Approx. 65.31 Sq. meters (703 Sq. feet)



First Floor
Approx. 51.65 Sq. meters (556 Sq. feet)



Second Floor
Approx. 20.62 Sq. meters (222 Sq. feet)



Total area (including Garage/ Patio): approx. 208.28 Sq. meters (2242 Sq. feet)
Total area (Excluding Garage/ Patio): approx. 137.58 Sq. meters (1481 Sq. feet)
For illustrative purposes only - not to scale
www.ipaplus.com

IMPORTANT NOTICE - These particulars have been prepared in good faith and they are not intended to constitute part of an offer or contract. We have not performed a structural survey on this property and the services, appliances and specific fittings have not been tested. All photographs, measurements, floor plans and distances referred to are given as a guide and should not be relied upon.

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