



THE CHINE, N21 2EE



Offers in excess of £700,000 Freehold

- GROUND FLOOR DOUBLE FRONTED MAISONETTE
- RECEPTION ROOM
- CONSERVATORY/DINING AREA
- ADDITIONAL GUEST WC
- 139' REAR GARDEN WITH WESTERLY ASPECT
- THREE BEDROOMS
- MODERN FITTED KITCHEN
- STYLISH BATHROOM
- BASEMENT AREA FOR STORAGE
- CLOSE TO GRANGE PARK STATION

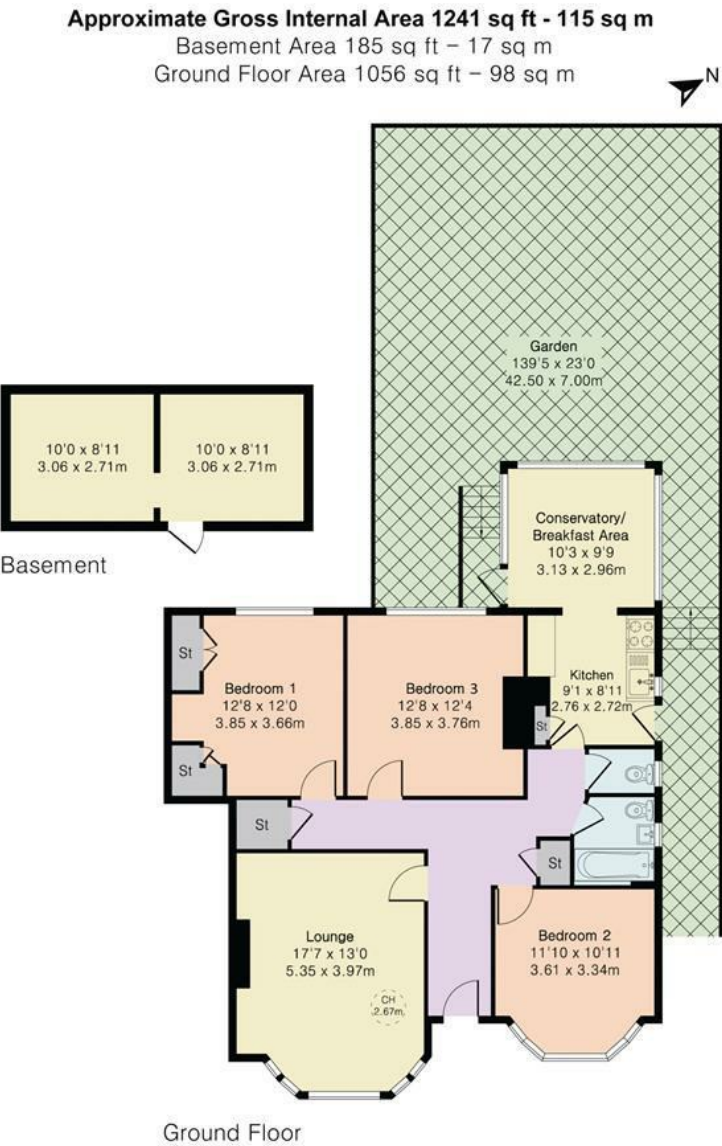
Property Details

Positioned in the sought-after location of The Chine, Grange Park N21, this charming ground floor double fronted maisonette offers an impressive 1241 square feet of living space. With its prime position close to local shops and Grange Park station, this property is perfect for those seeking both convenience and comfort.

The maisonette boasts an inviting reception room, providing ample space for relaxation and entertaining. The three generous bedrooms are well-appointed, ensuring a restful retreat for all family members. The modern fitted kitchen is a delight, seamlessly leading into a conservatory/dining room that invites natural light and offers a lovely space for meals and gatherings.

The stylish bathroom, along with an additional WC, adds to the practicality of this home. One of the standout features of this property is the beautiful rear garden, extending to an impressive 139 feet with a westerly aspect. This outdoor space is perfect for enjoying sunny afternoons or hosting summer barbecues. There is also the benefit of storage spaces in the basement.

This purpose-built maisonette combines modern living with a tranquil setting, making it an ideal choice for families or professionals alike. With its spacious layout and delightful garden, this property is a rare find in a desirable area. Don't miss the opportunity to make this lovely maisonette your new home.



Floor plan produced in accordance with RICS Property Measurement 2nd Edition. Although Pink Plan Ltd ensures the highest level of accuracy, measurements of doors, windows and rooms are approximate and no responsibility is taken for error, omission or misstatement. These plans are for representation purposes only and no guarantee is given on the total square footage of the property within this plan. The figure icon is for initial guidance only and should not be relied on as a basis of valuation.



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D	66	74
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

