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trustworthy
faultless service
straightforward
honest *a breath of*
professional *fresh air*
accessible
friendly *dependable*
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Quotes taken from independent Google reviews 2006 to 2016



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Arcadian Gardens, Wood Green N22

£900,000 FOR SALE

House - Mid Terrace

5 0 1



Arcadian Gardens, Wood Green N22 £900,000

Description

A spacious and well-presented five-bedroom terraced home situated on a peaceful residential road in the heart of N22. Offering generous living space across multiple floors, off-street parking, and excellent access to local amenities and transport links, this property is ideal for families seeking comfort, convenience, and room to grow.

Key Features

Five bedrooms arranged over multiple levels

Quiet and desirable residential road in N22 (Wood Green / Bounds Green area)

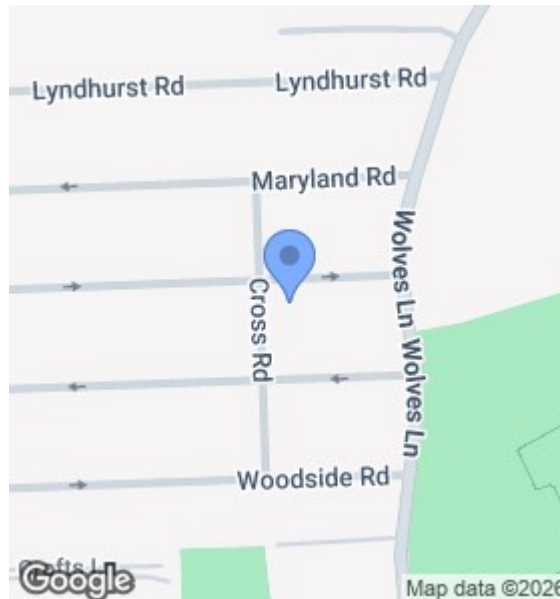
Key Features

Tenure

Lease Expires
Ground Rent
Service Charge
Local Authority
Council Tax

Freehold

to be confirmed
to be confirmed
to be confirmed



Floorplan

Arcadian Gardens, N22

Approx. Gross Internal Area 1735 Sq Ft - 161.18 Sq M
Approx. Gross Eaves Storage Area 93 Sq Ft - 8.64 Sq M



Philip
Alexander



Measured according to RICS IPMS2. Floor plan is for illustrative purposes only and is not to scale. Every attempt has been made to ensure the accuracy of the floor plan shown, however all measurements, fixtures, fittings and data shown are an approximate interpretation for illustrative purposes only. 1 sq m = 10.76 sq feet.

Created for PhilipAlexander
by lpaplus.com
Date: 17/01/2026

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EPC

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C		75	84
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales	EU Directive 2002/91/EC		

The Energy Performance Certificate (EPC) shows a property's energy efficiency and carbon emissions impact on a scale from 'A' to 'G', where 'A' is most efficient and 'G' least efficient. Better efficiency means lower energy costs. The EPC shows both the properties' current efficiency rating and its potential rating if all possible improvements were made.