



**122 Reedham Close,
Tottenham**

£360,000 Leasehold



122 Reedham Close, Tottenham

473 High Street, Tottenham, London,
N17 6QA

020 8801 2696
www.kings-group.net

- One Bedroom Maisonette
- Ground Floor
- Private Rear Garden
- Larger Than Average
- Immaculate Condition
- Study Room
- Open Plan
- Excellent Location
- 0.4 Miles to Tottenham Hale Station
- Energy Rating: C

bedroom ground maisonette minutes away from Tottenham Hale Station boasting a private rear garden. The property is in need of modernisation throughout and benefits from a double bedroom, a study room which was being used as a second bedroom, spacious light and airy reception room, fitted kitchen leading to a private rear garden with rear access and three piece family bathroom suite. This would be a great opportunity for first time buyers or an investor.

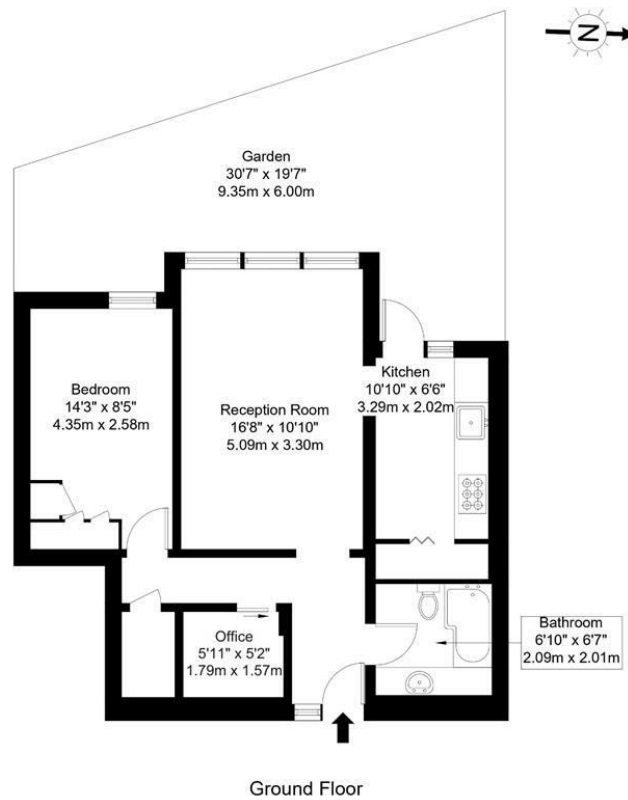
Open Day: Saturday 28th October. Viewing By Appointment Only. Kings Group are pleased to present this unique one bedroom ground floor maisonette minutes away from Tottenham Hale Station boasting a private rear garden. The property is in immaculate condition throughout and benefits from a double bedroom, a study room which is being used as an office space, spacious light and airy reception room, modern fitted kitchen leading to a private rear garden with rear access and three piece family bathroom suite. This would be a great opportunity for first time buyers or an investor.

Tottenham Hale Train and Bus Station is situated 0.4 miles away providing easy access into Liverpool Street, Central London and surrounding areas. The station is well connected with further direct access to Stratford and Stansted via Stansted Express. Tottenham Retail park is only moments away with plenty of shops, restaurants and convenience stores. The development is within a thriving community with cycling, walking and jogging routes along the River Lea and the proposal of Crossrail 2 and new homes coming into the area.

Kings Group are pleased to present this unique one

Reedham Close, N17 9PU

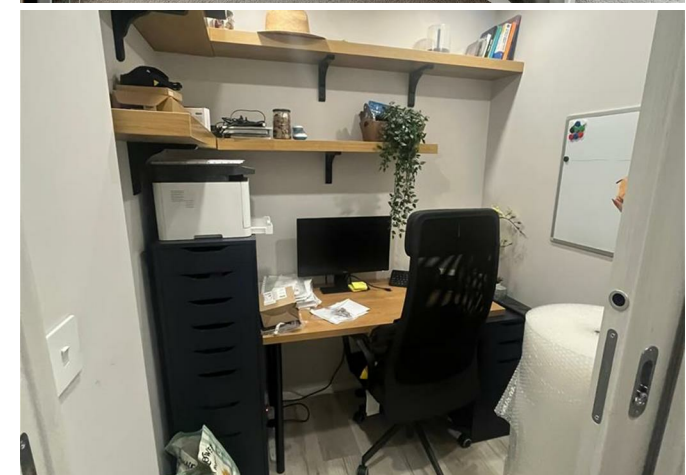
Approx Gross Internal Area = 54.70 sq m / 588 sq ft



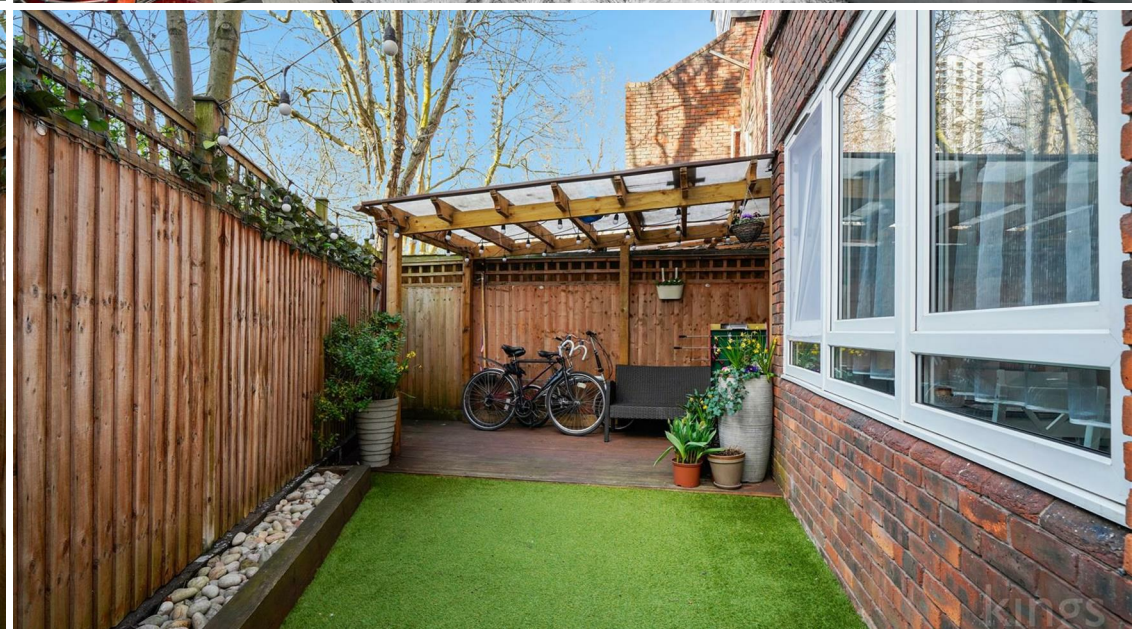
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PLAN**

The Floor plan is not to scale and measurements and areas shown are approximate and therefore should be used for illustrative purposes only. The plan has been prepared in accordance with the RICS code of Measuring Practice and whilst we have confidence in the information produced it must not be relied on. Maximum lengths and widths are represented on the floor plan. If there is any aspect of particular importance, you should carry out or commission your own inspection of the property.
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