Bury Street, N9 9JG
London

kings GROUP

Bury Street, N9 9JG

- Kings Are Delighted To Present This
- Four Bedroom Terraced House
- Loft Extended
- 1930's Build
- Open Plan Reception and Dining Room
- Extended Kitchen
- Ideal Family Home
- Close To Shops & Transport Links
- Chain Free
- Council Tax Band D

£550,000

KINGS are pleased to present this CHAIN FREE FOUR BEDROOM TERRACED HOUSE situated on the ever popular Bury Street in Edmonton N9, offering spacious and versatile accommodation arranged over THREE FLOORS. The ground floor features a generous THROUGH LOUNGE with both living and dining areas, leading through to an EXTENDED FITTED KITCHEN with direct access to the rear garden.

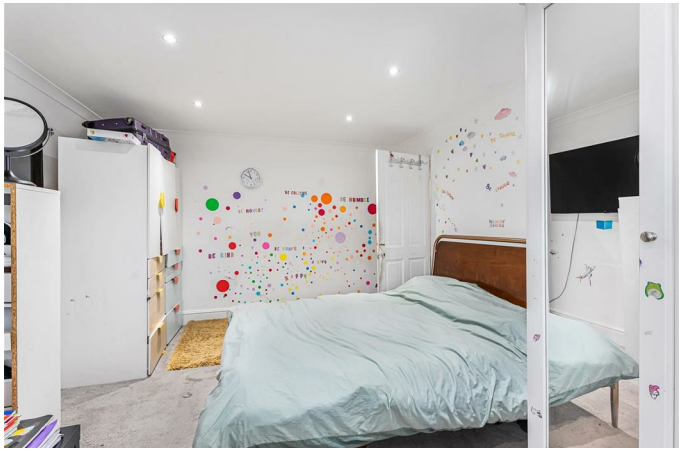
The first floor comprises THREE WELL PROPORTIONED BEDROOMS together with a FAMILY BATHROOM. The loft has been converted to create an impressive 16FT PRINCIPAL BEDROOM complete with an EN-SUITE, providing excellent additional accommodation and making the property particularly well suited to larger or growing families.

Externally, the property benefits from a PRIVATE REAR GARDEN providing plenty of outdoor space for relaxing and entertaining. Further benefits include TWO BATHROOMS, GAS CENTRAL HEATING and DOUBLE GLAZING throughout.

Located within close proximity to a variety of LOCAL SHOPS, SCHOOLS AND AMENITIES, the property also benefits from convenient transport connections throughout Edmonton and towards Central London. Excellent road links are available via the A10 and A406 NORTH CIRCULAR ROAD, providing easy access across North London and surrounding areas.

Offered on a CHAIN FREE BASIS, this spacious LOFT EXTENDED FAMILY HOME represents an excellent opportunity for FAMILIES and FIRST TIME BUYERS looking for generous accommodation across three floors in a popular Edmonton location.

Council Tax Band D
Construction Type - Standard (Brick, Tile)
Flood Risk - Rivers & Seas: Low, Surface Water: Very Low



ENTRANCE HALL

LIVING ROOM 14'1 x 12'4 (4.29m x 3.76m)

DINING ROOM 18'1 x 12'5 (5.51m x 3.78m)

KITCHEN 17'1 x 9'1 (5.21m x 2.77m)

FIRST FLOOR LANDING

BEDROOM TWO 14'7 x 11'8 (4.45m x 3.56m)

BEDROOM THREE 12'6 x 11'1 (3.81m x 3.38m)

BEDROOM FOUR 8'6 x 6'2 (2.59m x 1.88m)

BATHROOM

SECOND FLOOR LANDING

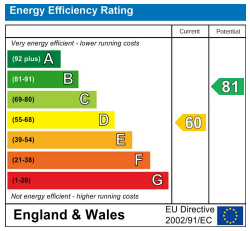
BEDROOM ONE 16'11 x 16'6 (5.16m x 5.03m)

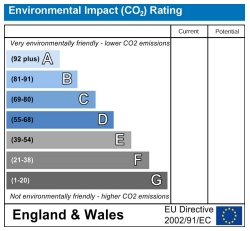
EN SUITE

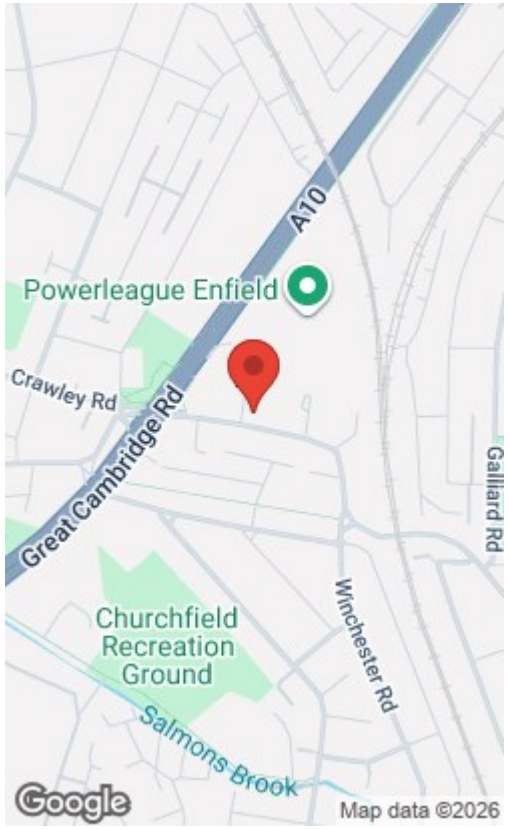
GARDEN

Timberland

Counting to 100
AQUA VIVA

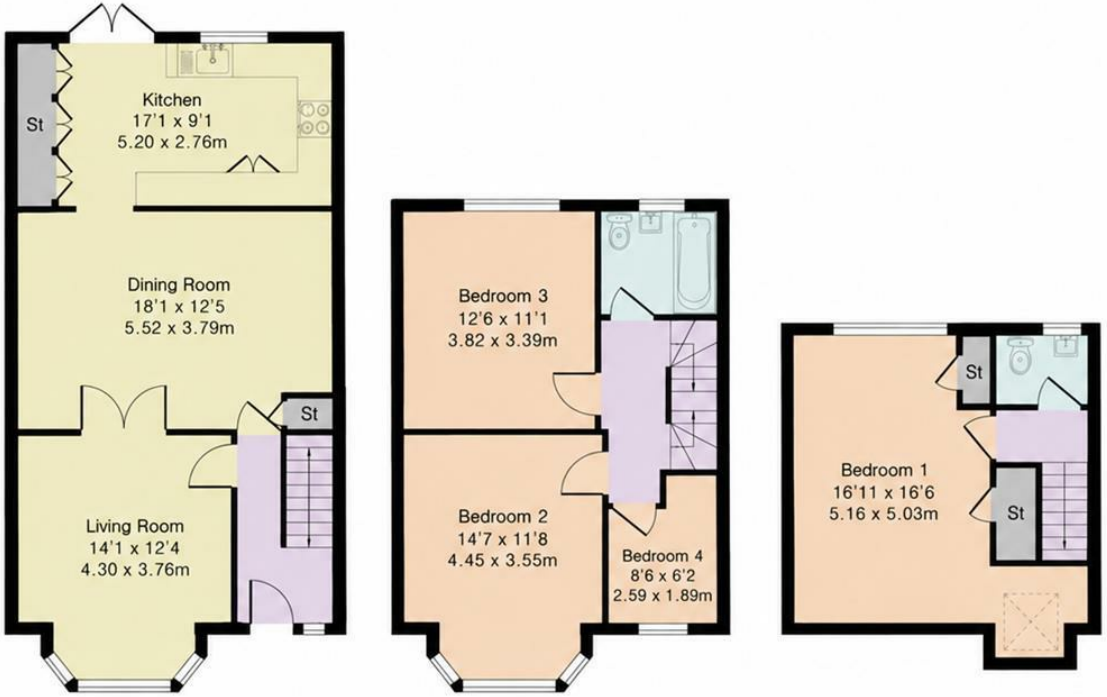






Approximate Gross Internal Area 1367 sq ft - 127 sq m

Ground Floor Area 628 sq ft – 58 sq m
First Floor Area 452 sq ft – 42 sq m
Second Floor Area 287 sq ft – 27 sq m



PINK PLAN

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.

THE PROPERTY MISDESCRIPTIONS ACT 1991. The agent has not tested any apparatus, equipment, fixtures or services and so cannot verify that they are in working order, or fit for the purpose. References to the Tenure of a property are based on information supplied by the vendor. The agent has not had sight of the Title documents. A buyer is advised to obtain verification from their Solicitor or Surveyor. Note: These details are correct at time of going to press.

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